

COMM SW COR OF NW1/4 OF SW1/4,
 RUN E 60 FT, N 684.34 FT FOR
 POB, CONT N 214.45 FT, E

ALLEN EDDIE L
 193 NW SENIOR CT
 LAKE CITY, FL 32055

2026

33-2S-16-01818-006



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	33216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	858	100	2025
TOTALS	858		2025
SUBAREA MARKET VALUE		94,477	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0202	02	858	113.5000	112.36	96,405	2024	2024	0	0	2.00	98.00		
2 MANUF 2		0% - 2025		Heated Area: 858				HX Base Yr					
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> 66 66 13 13 <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue;"> BAS 2025 </div> </div>													
BLD DATE				LGL DATE				04/21/2025 MLU					
XF DATE				LAND DATE									
INC DATE				AG DATE									

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		94,477	
TOTAL MARKET OB/XF VALUE		7,300	
TOTAL LAND VALUE - MARKET		9,286	
TOTAL MARKET VALUE		111,063	
SOH/AGL Deduction		0	
ASSESSED VALUE		111,063	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		111,063	
TOTAL JUST VALUE		111,063	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		111,063	
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049723	Mobile Home		05/03/2024
25959	M H	364	06/26/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0956/1637	6/27/2002	WD	Q	V	06	100
GRANTOR: WILLIE B & ONI ALLEN						
GRANTEE: EDDIE L ALLEN						
0307/0710	7/13/1973	WD	Q	V	01	127
GRANTOR: DRISKELL, MUSKEWITZ &						
GRANTEE: ROBERT H & DORA J N						

EXTRA FEATURES						
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT
1	9945	Well/Sept	0	0	0	0
2	0296	SHED METAL	0	0	0	0

ADJ R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1.00	7,000.00	100			3	100	7,000	
1.00	300.00	100	2025	2024		100	300	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2025;ORIG=15,14] E66 S13 W66 N13 \$													

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	0		A-1	0.00	0.00	0.85	AC		1.00	1.00	1.15	9,500.00	10,925.00	9,286							