LOT 4 BLK L MELROSE PARK S/D.

345-145, 647-73, 762-77, QC 1160

PARKER RICKIE E
514 SE MONTROSE AVE
LAKE CITY, FL 32055

2027

33-3S-17-06661-000

BUILDING CHARACTERISTICS

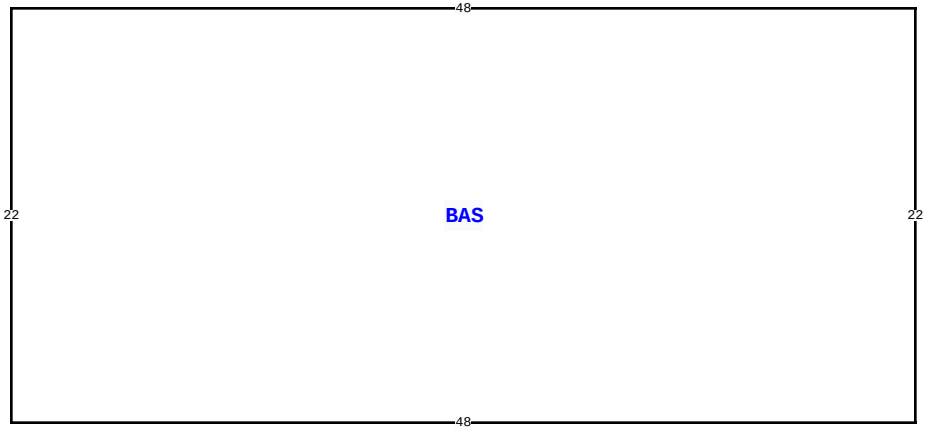
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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 07
NEIGHBORHOOD/LOC	33317.110	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100		1,056	75,772
TOTALS	1,056			1,056	75,772

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,056	118.7000	110.39	116,572	2001	2010	0	0	0	35.00	65.00

1 MANUF 1 100% - 2025 Heated Area: 1056 HX Base Yr 2025



514 SE MONTROSE AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0030	BARN,MT	0	100	25	18	1.00	UT	6,000.00	6,000.00	100	2025	2024		100	6,000	
3	0294	SHED WOOD/	0	100	12	10	1.00	UT	1,200.00	1,200.00	100	2025	2024		100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		75,772
TOTAL MARKET OB/XF VALUE		14,200
TOTAL LAND VALUE - MARKET		4,150
TOTAL MARKET VALUE		94,122
SOH/AGL Deduction		72,800
ASSESSED VALUE		21,322
TOTAL EXEMPTION VALUE	HX HB SX	21,322
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		94,122
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		94,938

SALE:2:1: INC 2 MH IN SALE NOT ASSESSED ON ROLL

LAND:1:1: 5,250 SF

SALE:1:1: LOT 4, BLK L, MELROSE PARK

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40565	M H	0	09/21/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1508/609	2/16/2024	WD	Q	I	01	110,000
GRANTOR: DAVIS JAY S						
GRANTEE: PARKER RICKIE E						
1388/2700	7/15/2019	TD	U	I	18	6,500
GRANTOR: CLERK OF COURT						
GRANTEE: JAY S DAVIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=18,11] E48 S22 W48 N22 $

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LAND DESCRIPTION

TOTAL OB/XF 14,200

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	100		RSF/MH	50.00	105.00	1.00	LT		1.00	1.00	0.50	8,300.00	4,150.00	4,150							

REVIEW DATE 02/20/2024 BY TP Total Acres: 0.12 Total Land Value: 4,150 Market: 0 Agricultural: 0 Common: 4,150 PRINTED 11/17/2026 BY SYS