70 FT E & W BY 110 FT N & S IN N
BLOCK 3 MELROSE FARMS S/D.

WILSON JOHN GARY
P O BOX 2061
LAKE CITY, FL 32056

2027

33-3S-17-06704-000

BUILDING CHARACTERISTICS

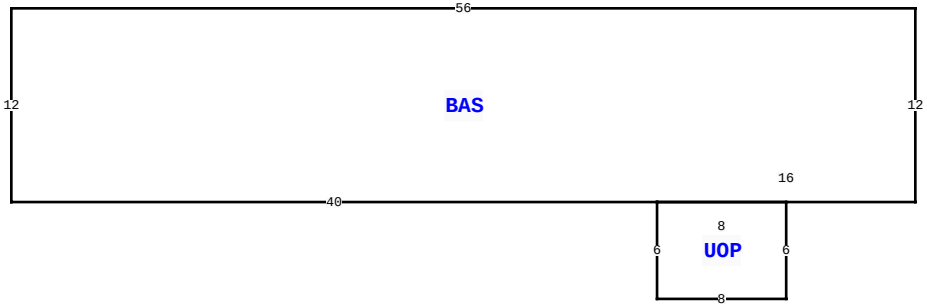
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	33317.120	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	8,372
UOP	48	25		12	149
TOTALS	720			684	8,522

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	684	69.2100	41.53	28,407	1970	1970	10	0	0	60.00	30.00

1 MOBILE HME 0% - 0 Heated Area: 672 HX Base Yr



174 SE DANIELLE PL, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	8,522
TOTAL MARKET OB/XF VALUE	7,200
TOTAL LAND VALUE - MARKET	2,939
TOTAL MARKET VALUE	18,661
SOH/AGL Deduction	941
ASSESSED VALUE	17,720
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	17,720
TOTAL JUST VALUE	18,661
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	18,661

SALE:2:1: REPO

SALE:1:1: PAID TOO MUCH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0741/1711	2/01/1991	WD	U	V	12	9,000
GRANTOR: W L SUMMERS						
GRANTEE: JOHN GARY WILSON						
0741/1117	2/01/1991	CT	U	I	11	1,000
GRANTOR: JOHN OGDEN						
GRANTEE: W L SUMMERS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S12 E40 UOP= S6 E8 N6 W8$ E16 N12$.

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	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,200

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	0		RSF/MH	70.00	110.00	0.18	AC		1.00	1.00	1.00	16,700.00	16,700.00	2,939							

REVIEW DATE 12/20/2016 BY DF Total Acres: 0.18 Total Land Value: 2,939 Market: 0 Agricultural: 0 Common: 2,939 PRINTED 11/17/2026 BY SYS