

COMM NW COR OF SW1/4 OF SW1/4, R  
NE 315.02 FT FOR POB, RUN NE 315  
FT, SE 996.87 FT TO POB & BEG NW

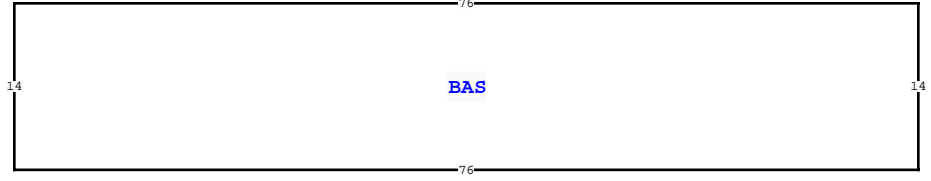
CONNOR WILLIAM F II/CONNOR JENNIFER  
404 NE EVANSTON LANE  
LAKE CITY, FL 32055

**2026**

34-1S-17-04644-002  
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual	01	CONV	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	05
NEIGHBORHOOD/LOC	1117.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,064	100	
TOTALS	1,064		1,064 62,657

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	1,064	113.9000	107.07	113,922	1996	1996	0	0	45.00	55.00
1 MANUF 1 100% - 2000 Heated Area: 1064 HX Base Yr 2000											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 2	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	76,578			
TOTAL MARKET OB/XF VALUE	16,360			
TOTAL LAND VALUE - MARKET	17,482			
TOTAL MARKET VALUE	110,420			
SOH/AGL Deduction	44,435			
ASSESSED VALUE	65,985			
TOTAL EXEMPTION VALUE	HX HB 25,000			
BASE TAXABLE VALUE	40,985			
TOTAL JUST VALUE	110,420			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	110,420			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28620	REMODEL	60	06/02/2010
15382	M H	125	04/14/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1540/1495	5/12/2025	QC U	I	11		100
GRANTOR: CONNOR WILLIAM FREDER						
GRANTEE: CONNOR WILLIAM FRED						
1496/1874	8/10/2023	QC U	I	11		0
GRANTOR: CONNER JENNIFER LEIGH						
GRANTEE: CONNER WILLIAM FRED						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0296	SHED METAL	0	100	8	10	UT	5.00	5.00	100	1999
2	0296	SHED METAL	0	0	12	16	UT	5.00	5.00	100	1993
3	0080	DECKING	0	100	0	0	UT	0.00	0.00	100	2011
4	0070	CARPORT UF	0	0	0	0	UT	0.00	0.00	100	2011
5	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100	
6	9945	Well/Sept	0	0	0	0	UT	7,000.00	7,000.00	100	
7	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2011
8	0285	SALVAGE	0	0	0	0	UT	0.00	0.00	100	2015
9	0294	SHED WOOD/	0	100	0	0	UT	0.00	0.00	100	2011

TOTAL OB/XF												16,360			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T				
1	0200	C	MBL HM	100		A-1	0.00	0.00	3.33	AC	1.00				
2	0102	C	SFR/MH	0		A-1	0.00	0.00	3.33	AC	1.00				

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W76 S14 E76 N14\$.											

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	% 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		A-1	0.00	0.00	3.33	AC	1.00	1.00	0.75	3,500.00	2,625.00	8,741							
2	0102	C	SFR/MH	0		A-1	0.00	0.00	3.33	AC	1.00	1.00	0.75	3,500.00	2,625.00	8,741							

