COMM AT SW COR OF NW1/4 OF SW1/4
340.34 FT, E 645.10 FT FOR POB,
FT, N 369.95 FT, W 491.16 FT, SW

DUDLEY AMANDA N
139 NE RASTUS CT
LAKE CITY, FL 32055

2027

34-1S-17-04644-006

BUILDING CHARACTERISTICS

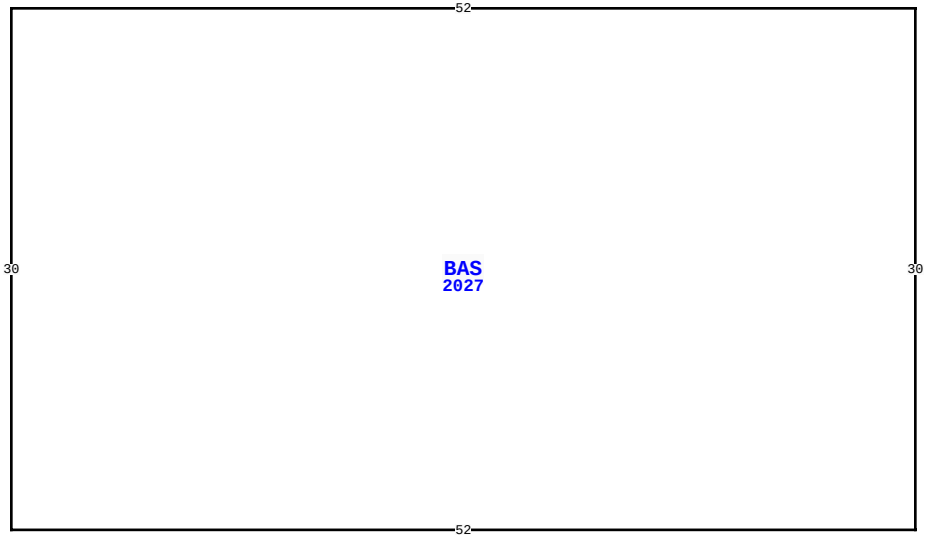
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		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 05
NEIGHBORHOOD/LOC	1117.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	2027	1,560	163,505
TOTALS	1,560			1,560	163,505

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,560	115.0000	106.95	166,842	2026	2026	0	0	0	2.00	98.00

2 MANUF 1 0% - 2027 Heated Area: 1560 HX Base Yr



139 NE RASTUS CT, 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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2011	2011	3	100	1,200	
2	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	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	
4	0296	SHED METAL	0	0	0	0	1.00	UT	600.00	600.00	100	2027	2026		100	600	
5	0296	SHED METAL	0	0	0	0	1.00	UT	600.00	600.00	100	2027	2026		100	600	
7	0296	SHED METAL	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2027	2026		100	1,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	163,505
TOTAL MARKET OB/XF VALUE	10,500
TOTAL LAND VALUE - MARKET	13,527
TOTAL MARKET VALUE	187,532
SOH/AGL Deduction	0
ASSESSED VALUE	187,532
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	187,532
TOTAL JUST VALUE	187,532
NCON VALUE	165,706
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	170,740

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055569	Mobile Home		04/29/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1564/1286	3/26/2026	QC	U	I	11	100
GRANTOR: MARKHAM SHIRLEY T						
GRANTEE: DUDLEY AMANDA N						
1564/1284	3/26/2026	QC	U	I	11	100
GRANTOR: MARKHAM SHIRLEY T (LI						
GRANTEE: DUDLEY AMANDA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2027;ORIG=7,4] E52 S30 W52 N30 $
.

LAND DESCRIPTION

TOTAL OB/XF 10,500

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		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	2,700.00	2,700.00	13,527							

REVIEW DATE 07/08/2026 BY KS Total Acres: 5.01 Total Land Value: 13,527 Market: 0 Agricultural: 0 Common: 13,527 PRINTED 11/17/2026 BY SYS