

BEG 679.16 FT N & 251.98 FT W OF
OF SE1/4, RUN W 388.50 FT, N 210
FT, S 210 FT TO POB.

WRIGHT ALPHIA P
169 NW OUR GLN
LAKE CITY, FL 32055

2026

34-2S-16-01857-003



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	34216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	2023
TOTALS	924		26,426

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HME	0%	- 2023										
				Heated Area: 924				HX Base Yr					
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS 2023 </div>													
				TOTALS	924		924	26,426					

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			26,426
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			20,570
TOTAL MARKET VALUE			53,996
SOH/AGL Deduction			4,582
ASSESSED VALUE			49,414
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			49,414
TOTAL JUST VALUE			53,996
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			48,065

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054926	Mobile Home		02/02/2026
000054241	Right-of-Way Acce		10/15/2025
000041707	Mobile Home		04/09/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1383/2622	5/02/2019	WD	Q	V	01	8,000
GRANTOR: EUGENIA DYE						
GRANTEE: ALPHIA P WRIGHT						
410/247	8/01/1978	WD	U	I	11	43
GRANTOR: BELVIN MATTIE						
GRANTEE: PEARSON JAMES						

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	9945	Well/Sept	0	0	0	0	1.00	UT 7,000.00	7,000.00

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2026	MLU

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2023;ORIG=18,15] E66 S14 W66 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	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	1.87	AC		1.00	1.00	1.00	11,000.00	11,000.00	20,570							