

COMM NE COR OF SE1/4 OF SE1/4, W
228.46 FT FOR POB, CONT S 210 F
210 FT, E 210 FT TO POB.

DRIGGERS TRAVIS J/MASSEY CLAIRE A
530 NW WINFIELD ST
LAKE CITY, FL 32055

2026

34-2S-16-01862-006
PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	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	03
NEIGHBORHOOD/LOC	34216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
TOTALS	1,620		117,788

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
2	MANUF	1	0%	- 2026																				
				Heated Area: 1620				HX Base Yr																
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/07/2026</td> <td></td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/07/2026		MLU
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			05/07/2026		MLU																			

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			117,788
TOTAL MARKET OB/XF VALUE			8,690
TOTAL LAND VALUE - MARKET			12,000
TOTAL MARKET VALUE			138,478
SOH/AGL Deduction			0
ASSESSED VALUE			138,478
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			138,478
TOTAL JUST VALUE			138,478
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			94,504

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052839	Roof Replacement	6,000	04/07/2025
17683	M H	125	11/28/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1543/1938	6/27/2025	WD	U	I	30	212,800
GRANTOR: MORRISON MICHAEL						
1350/1944	12/22/2017	WD	Q	I	01	42,500
GRANTOR: KATHALINE ANN BERNIER						
GRANTEE: MICHAEL MORRISON						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0130	CLFENCE	5	0	0	0	300.00	UT	5.50	5.50	60	2000
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2008
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2008
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2008
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2018

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS= W60 S27 E60 N27S.												

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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							