LOT 1-B BLOCK A WEST LAKE CITY H
480-344, 494-200, PB 1059-1087,

MCARTHUR DAWN F
301 NW APPLE LN
LAKE CITY, FL 32055

**2027**

**34-3S-16-02500-001**

## BUILDING CHARACTERISTICS

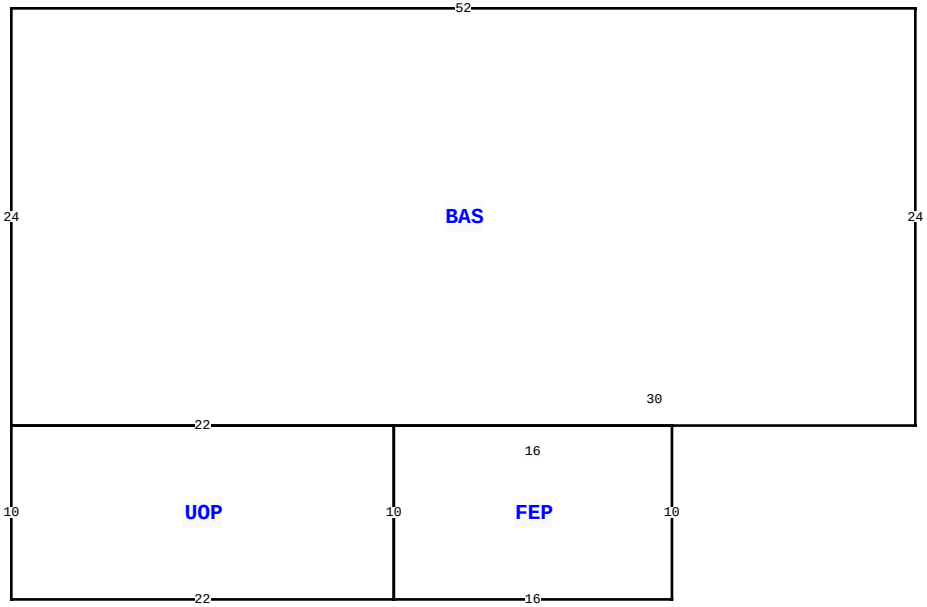
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 04 | PLYWOOD 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Stories | 1. | 1. 100 |
| 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 06 |
| NEIGHBORHOOD/LOC | 34316.030 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,248 | 100 | | 1,248 | 33,816 |
| FEP | 160 | 85 | | 136 | 3,685 |
| UOP | 220 | 25 | | 55 | 1,490 |
| TOTALS | 1,628 | | | 1,439 | 38,991 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 1,439 | 112.9000 | 67.74 | 97,478 | 1983 | 1983 | 0 | 0 | 0 | 60.00 | 40.00 |

1 MOBILE HME 100% - 2007 Heated Area: 1248 HX Base Yr 2007




301 NW APPLE LN, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | 04/14/2026 MLU |
| 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 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 1993 | 1993 | 3 | 100 | 1,200 | |
| 2 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 930.00 | UT | 2.00 | 2.00 | 30 | 1993 | 1993 | 3 | 30 | 558 | |
| 3 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| 4 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 750 | |
| 5 | 0294 | SHED WOOD/ | 0 | 100 | 12 | 12 | 144.00 | UT | 7.50 | 7.50 | 60 | 1993 | 1993 | 3 | 60 | 648 | |
| 6 | 0210 | GARAGE U | 0 | 100 | 24 | 48 | 1,152.00 | UT | 4.00 | 4.00 | 100 | 2007 | 2007 | 3 | 100 | 4,608 | |
| 7 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 800 | |
| 8 | 0294 | SHED WOOD/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 600 | |
| 9 | 0031 | BARN,MT AE | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 3,600 | |

## COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 2 | Tax Dist: | |
| BUILDING MARKET VALUE | | 38,991 |
| TOTAL MARKET OB/XF VALUE | | 19,764 |
| TOTAL LAND VALUE - MARKET | | 15,750 |
| TOTAL MARKET VALUE | | 74,505 |
| SOH/AGL Deduction | | 35,222 |
| ASSESSED VALUE | | 39,283 |
| TOTAL EXEMPTION VALUE | HX HB WX | 30,000 |
| BASE TAXABLE VALUE | | 9,283 |
| TOTAL JUST VALUE | | 74,505 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 74,505 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000056631 | Remodel | 1,700 | 09/21/2026 |
| 000042448 | Electrical Servic | 0 | 07/30/2021 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1398/1633 | 11/20/2019 | LE | U | I | 14 | 100 |
| GRANTOR: JOSEPH R & DAWN F MCA | | | | | | |
| GRANTEE: STEPHANIE MARIE COL | | | | | | |
| 1081/0786 | 2/28/2006 | WD | Q | I | 05 | 13,500 |
| GRANTOR: LINDA DOOLEY | | | | | | |
| GRANTEE: JOSEPH R & DAWN F M | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W52 S24 UOP= S10 E22 N10 W22$ E22 FEP= S10 E16 N10 W16$ E30 N24$.

## LAND DESCRIPTION

TOTAL OB/XF 19,764

| 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 | 100 | | RSF/MH | 156.00 | 126.00 | 1.00 | LT | | 1.00 | 1.00 | 0.70 | 22,500.00 | 15,750.00 | 15,750 | | | | | | | |

REVIEW DATE 05/31/2023 BY KS Total Acres: 0.45 Total Land Value: 15,750 Market: 0 Agricultural: 0 Common: 15,750 PRINTED 11/17/2026 BY SYS