LOT 7 BLOCK A WEST LAKE CITY HIL
451-579, LE 770-919, DC 1134-234

TAYLOR DUSTIN LLOYD
3731 SW SALEM RD
LAKE CITY, FL 32024-1984

2027

34-3S-16-02504-002

BUILDING CHARACTERISTICS

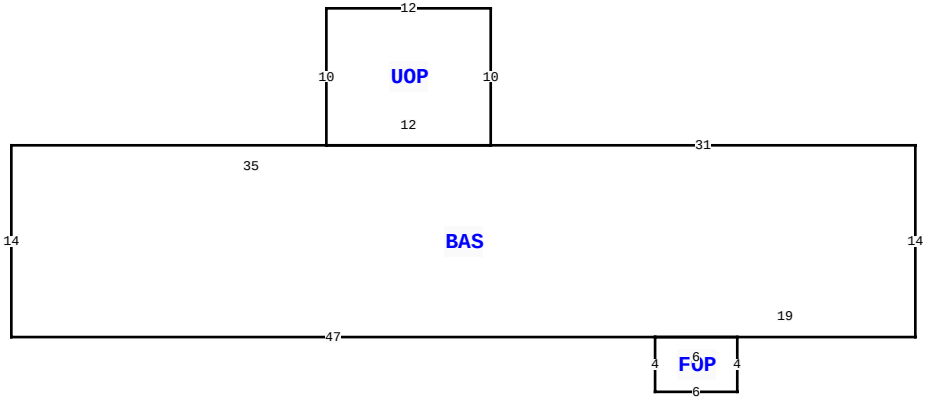
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
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	924	100		924	20,738
FOP	24	35		8	180
UOP	120	25		30	673
TOTALS	1,068			962	21,591

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	962	93.5100	56.11	53,978	1981	1981	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2026 Heated Area: 924 HX Base Yr



691 NW LAKE CITY AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
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	0296	SHED METAL	0	0	10	20	200.00	UT	4.00	4.00	100	0	0	3	100	800	
2	0294	SHED WOOD/	0	0	10	10	100.00	UT	2.00	2.00	100	0	0	3	100	200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	0	10	20	200.00	UT	2.00	2.00	50	1993	1993	3	50	200	
5	0070	CARPORT UF	0	0	13	20	260.00	UT	2.50	2.50	100	2007	2007	3	100	650	
6	0120	CLFENCE 4	0	0	0	0	120.00	UT	7.50	7.50	100	2007	2007	3	100	900	
7	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	50	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	21,591
TOTAL MARKET OB/XF VALUE	9,800
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	49,891
SOH/AGL Deduction	0
ASSESSED VALUE	49,891
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	49,891
TOTAL JUST VALUE	49,891
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	49,891

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1552/2202	10/28/2025	WD	U	I	11	100
GRANTOR: TAYLOR RICHARD T						
GRANTEE: TAYLOR DUSTIN LLOYD						
1359/1793	5/07/2018	WD	U	I	30	25,000
GRANTOR: FAYE TAYLOR						
GRANTEE: RICHARD T TAYLOR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 UOP= N10 W12 S10 E12$ W35 S14 E47 FOP= S4 E6 N4 W6$ E19 N14$.

LAND DESCRIPTION

TOTAL OB/XF 9,800

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	0102	C	SFR/MH	0		RSF/MH	329.00	317.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 05/31/2023 BY KS Total Acres: 0.94 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS