LOT 10 BLOCK A WEST LAKE CITY HI

664-764, 695-140, 699-478, 782-6

PROPP TABATHA L
316 NW AMANDA ST
LAKE CITY, FL 32025

2026

34-3S-16-02504-005

BUILDING CHARACTERISTICS

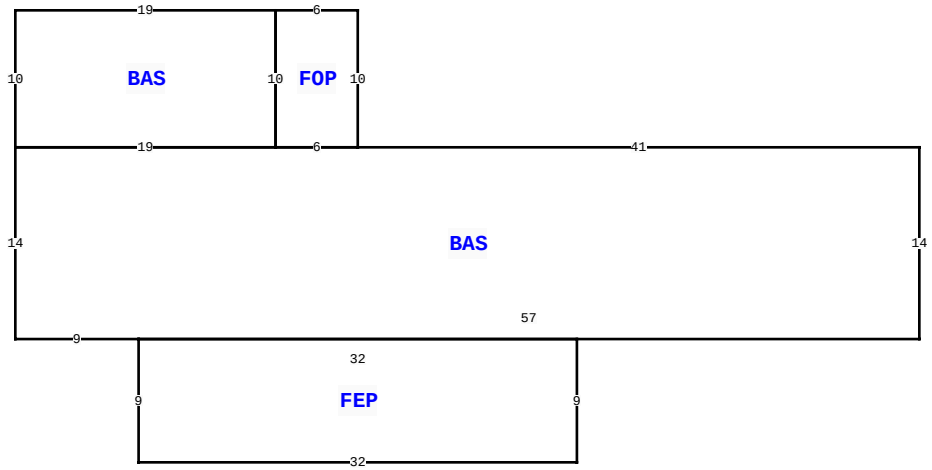
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 70
Exterior Wall	31	VINYL SID 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	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	190	100		190	5,032
BAS	924	100		924	24,471
FEP	288	85		245	6,488
FOP	60	35		21	556
TOTALS	1,462			1,380	36,548

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,380	105.1000	66.21	91,370	1985	1985	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2019 Heated Area: 1114 HX Base Yr 2019



316 NW AMANDA ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		36,548
TOTAL MARKET OB/XF VALUE		8,500
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		63,548
SOH/AGL Deduction		29,594
ASSESSED VALUE		33,954
TOTAL EXEMPTION VALUE	HX HB DX	30,000
BASE TAXABLE VALUE		3,954
TOTAL JUST VALUE		63,548
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		61,809

PRCL:0:13: APPL. GM

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1373/0913	11/21/2018	WD	U	I	35	40,000
GRANTOR: PAMELA K WAGNER						
GRANTEE: TABATHA L PROPP						
1252/0555	3/28/2013	WD	U	I	35	34,000
GRANTOR: MARIE MARGARET MILLIK						
GRANTEE: PAMELA K WAGNER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 FOP= N10 W6 S10 E6$ W6 BAS= N10 W19 S10 E19 $ W19 S14 E9 FEP= S9 E32 N9 W32$ E57 N14$.

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	0166	CONC,PAVMT	0	100	11	24	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0294	SHED WOOD/	0	100	12	25	300.00	UT	7.50	7.50	60	1993	1993	3	60	1,350	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 8,500

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	100		RSF/MH	129.00	319.00	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 05/12/2026 BY SYS