

LOT 46 EASTSIDE VILLAGE S/D.
742-1730, DC 821-189, 821-190, 8

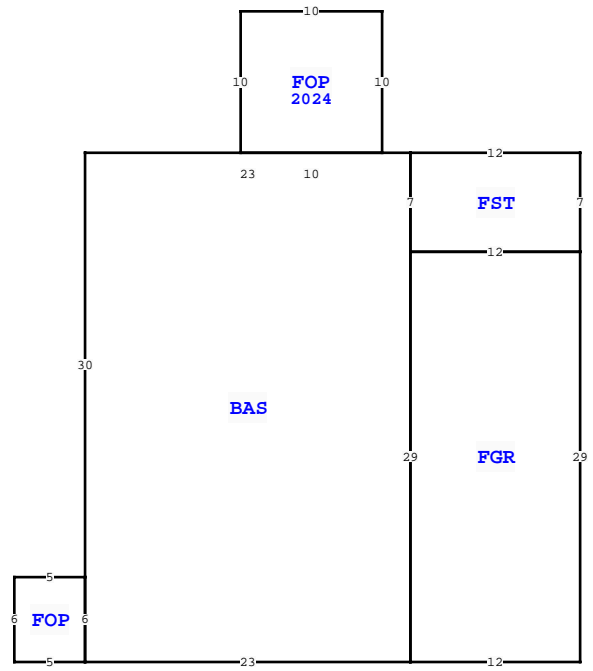
HOHMANN JEANNIE
247 SE BECKY TER
LAKE CITY, FL 32025

2026

34-3S-17-07018-146
COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPK	100
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	34317.040 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	828	100	
FGR	348	55	
FOP	30	35	
FOP	100	35	2024
FST	84	55	
TOTALS	1,390		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,110	117.0000	109.98	122,078	1987	2020		0	0	9.00	91.00	
1 MANUF 1 100% - 2024 Heated Area: 828 HX Base Yr 2024													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			111,091
TOTAL MARKET OB/XF VALUE			1,710
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			135,301
SOH/AGL Deduction			48,485
ASSESSED VALUE			86,816
TOTAL EXEMPTION VALUE	HX HB WX SX	86,816	
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			135,301
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			137,743
XFOB:5:1: MERI MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1502/365	10/31/2023	WD	Q	I	01	140,000
GRANTOR: MORRISON CAROL A						
GRANTEE: HOHMANN JEANNIE						
1460/1373	2/25/2022	WD	Q	I	01	129,900
GRANTOR: SMITH ORVILLE JAY						
GRANTEE: MORRISON CAROL A						

EXTRA FEATURES																
L N	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	0	0	1.00	UT	0.00	100	0	0	3	100	300	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	150	
3	0296	SHED METAL	0	100	8	16	128.00	UT	7.50	100	1993	1993	3	100	960	
4	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	300	
TOTALS														1,710		

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

BUILDING DIMENSIONS
BAS=[ORIG=0,0] W23 S30 S6 E23 N29 N7 \$
FGR=[ORIG=0,36] E12 N29 W12 S29 \$
FST=[ORIG=0,7] E12 N7 W12 S7 \$
FOP=[ORIG=-23,30] W5 S6 E5 N6 \$
FOP=[YR=2024;ORIG=-12,0] N10 E10 S10 W10 \$

LAND DESCRIPTION																								
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	100		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							