LOT 4 BLOCK 2 ANDREWS PARK S/D
502-633, 639-148, 693-561, 745-1

ROSE CREEK RENTALS LLC
333 SW LITTLE RD
LAKE CITY, FL 32024

2027

34-3S-17-07040-000

BUILDING CHARACTERISTICS

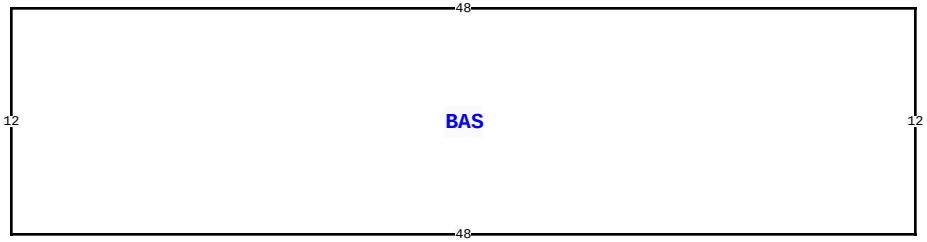
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	2802	MH PARK
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	576	100		576	14,363
TOTALS	576			576	14,363

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	576	103.9000	62.34	35,908	1972	2003	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 576 HX Base Yr



107 SE JOINER CT, LAKE CITY

BLD DATE		LGL DATE	
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	0259	MHP HOOKUP	0	0	0	0	9.00	UT	4,300.00	4,300.00	100	0	0	3	100	38,700	
2	0294	SHED WOOD/	0	0	10	12	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,500	

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	136,982
TOTAL MARKET OB/XF VALUE	43,100
TOTAL LAND VALUE - MARKET	15,939
TOTAL MARKET VALUE	196,021
SOH/AGL Deduction	0
ASSESSED VALUE	196,021
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,021
TOTAL JUST VALUE	196,021
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,021

BLDG:9:1: LOT I
BLDG:8:1: LOT H
BLDG:6:1: LOT F
BLDG:5:1: LOT E

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37434	PUMP/UTPOL	50	11/13/2018
21889	M H	250	05/20/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1371/2095	10/31/2018	WD	Q	I	01	230,000
GRANTOR: REBECCA J JONES TRUST						
GRANTEE: ROSE CREEK RENTALS						
1169/0816	3/12/2009	WD	U	I	11	0
GRANTOR: MICHAEL W DEWITT (DIR						
GRANTEE: JACOB W & REBECCA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S12 E48 N12$.

LAND DESCRIPTION

TOTAL OB/XF 43,100

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	0210	C	TRLR PARK	0		00	0.00	0.00	1.26	AC		1.00	1.00	1.10	11,500.00	12,650.00	15,939							

REVIEW DATE 05/10/2024 BY TP Total Acres: 1.26 Total Land Value: 15,939 Market: 0 Agricultural: 0 Common: 15,939 PRINTED 11/17/2026 BY SYS

LOT 4 BLOCK 2 ANDREWS PARK S/D
502-633, 639-148, 693-561, 745-1

ROSE CREEK RENTALS LLC
333 SW LITTLE RD
LAKE CITY, FL 32024

2027

34-3S-17-07040-000

BUILDING CHARACTERISTICS

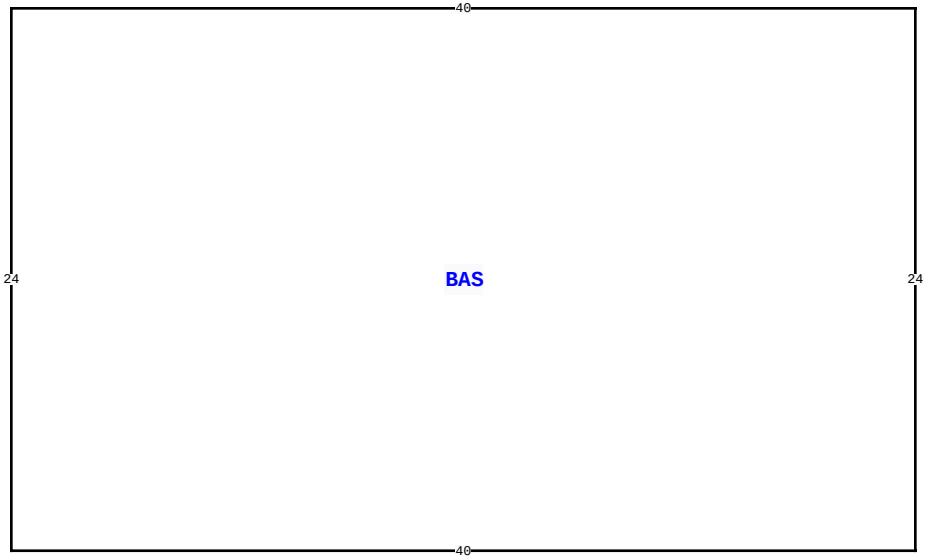
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	2802	MH PARK
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	26,703
TOTALS	960			960	26,703

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	960	115.9000	69.54	66,758	1979	2003	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 960 HX Base Yr



107 SE JOINER CT, LAKE CITY

BLD DATE		LGL DATE	
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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 8 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	136,982
TOTAL MARKET OB/XF VALUE	43,100
TOTAL LAND VALUE - MARKET	15,939
TOTAL MARKET VALUE	196,021
SOH/AGL Deduction	0
ASSESSED VALUE	196,021
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,021
TOTAL JUST VALUE	196,021
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,021

BLDG:4:1: LOT D
BLDG:3:1: LOT C
BLDG:2:1: LOT B
BLDG:1:1: LOT A

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1371/2095	10/31/2018	WD	Q	I	01	230,000
GRANTOR: REBECCA J JONES TRUST						
GRANTEE: ROSE CREEK RENTALS						
1169/0816	3/12/2009	WD	U	I	11	0
GRANTOR: MICHAEL W DEWITT (DIR						
GRANTEE: JACOB W & REBECCA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S24 E40 N24$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 05/10/2024 BY TP Total Acres: 1.26 Total Land Value: 15,939 Market: 0 Agricultural: 0 Common: 15,939 PRINTED 11/17/2026 BY SYS

LOT 4 BLOCK 2 ANDREWS PARK S/D
502-633, 639-148, 693-561, 745-1

ROSE CREEK RENTALS LLC
333 SW LITTLE RD
LAKE CITY, FL 32024

2027

34-3S-17-07040-000

BUILDING CHARACTERISTICS

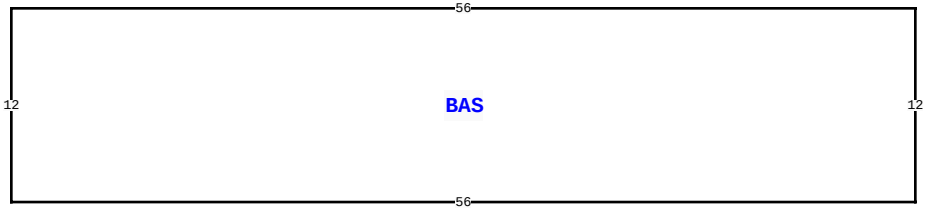
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	2802	MH PARK
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	14,499
TOTALS	672			672	14,499

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	672	89.9000	53.94	36,248	1967	2003	0	0	0	60.00	40.00

3 MOBILE HME 0% - 0 Heated Area: 672 HX Base Yr



107 SE JOINER CT, LAKE CITY

BLD DATE		LGL DATE	
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

COLUMBIA COUNTY PROPERTY

PAGE 3 of 8 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	136,982
TOTAL MARKET OB/XF VALUE	43,100
TOTAL LAND VALUE - MARKET	15,939
TOTAL MARKET VALUE	196,021
SOH/AGL Deduction	0
ASSESSED VALUE	196,021
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,021
TOTAL JUST VALUE	196,021
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,021

XFOB:9:1: CHAR MH (ID# 52311512)
XFOB:8:1: VAND MH
XFOB:6:1: CHAMPION MH (ID# 3390110849A & B)
XFOB:5:1: CRAFT MH (ID# G602SFK12WOE813)

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1371/2095	10/31/2018	WD	Q	I	01	230,000
GRANTOR: REBECCA J JONES TRUST						
GRANTEE: ROSE CREEK RENTALS						
1169/0816	3/12/2009	WD	U	I	11	0
GRANTOR: MICHAEL W DEWITT (DIR						
GRANTEE: JACOB W & REBECCA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S12 E56 N12$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 05/10/2024 BY TP Total Acres: 1.26 Total Land Value: 15,939 Market: 0 Agricultural: 0 Common: 15,939 PRINTED 11/17/2026 BY SYS

LOT 4 BLOCK 2 ANDREWS PARK S/D
502-633, 639-148, 693-561, 745-1

ROSE CREEK RENTALS LLC
333 SW LITTLE RD
LAKE CITY, FL 32024

2027

34-3S-17-07040-000

BUILDING CHARACTERISTICS

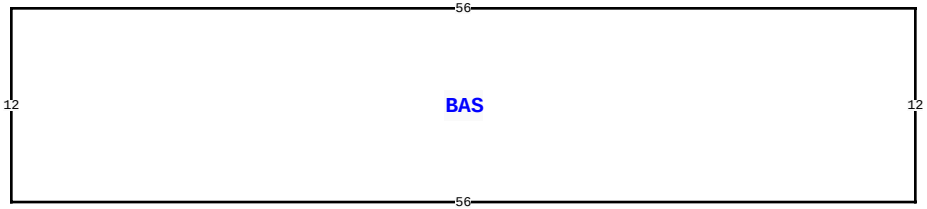
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	2802	MH PARK
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	16,757
TOTALS	672			672	16,757

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	672	103.9000	62.34	41,892	1971	2003	0	0	0	60.00	40.00

4 MOBILE HME 0% - 0 Heated Area: 672 HX Base Yr



107 SE JOINER CT, LAKE CITY

BLD DATE		LGL DATE	
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

COLUMBIA COUNTY PROPERTY

PAGE 4 of 8 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	136,982
TOTAL MARKET OB/XF VALUE	43,100
TOTAL LAND VALUE - MARKET	15,939
TOTAL MARKET VALUE	196,021
SOH/AGL Deduction	0
ASSESSED VALUE	196,021
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,021
TOTAL JUST VALUE	196,021
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,021

XFOB:4:1: PALAS MH (ID# 3K72BZ32142)
XFOB:3:1: PRINC MH (ID# K3636)
XFOB:2:1: ELCON MH (ID# 150250427641372)
XFOB:10:1: LOT A

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1371/2095	10/31/2018	WD	Q	I	01	230,000
GRANTOR: REBECCA J JONES TRUST						
GRANTEE: ROSE CREEK RENTALS						
1169/0816	3/12/2009	WD	U	I	11	0
GRANTOR: MICHAEL W DEWITT (DIR						
GRANTEE: JACOB W & REBECCA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S12 E56 N12$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 05/10/2024 BY TP Total Acres: 1.26 Total Land Value: 15,939 Market: 0 Agricultural: 0 Common: 15,939 PRINTED 11/17/2026 BY SYS

LOT 4 BLOCK 2 ANDREWS PARK S/D
502-633, 639-148, 693-561, 745-1

ROSE CREEK RENTALS LLC
333 SW LITTLE RD
LAKE CITY, FL 32024

2027

34-3S-17-07040-000

BUILDING CHARACTERISTICS

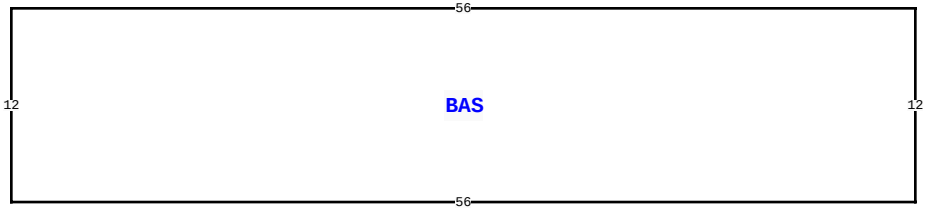
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	2802	MH PARK
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	16,757
TOTALS	672			672	16,757

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	672	103.9000	62.34	41,892	1972	2003	0	0	0	60.00	40.00

5 MOBILE HME 0% - 0 Heated Area: 672 HX Base Yr



107 SE JOINER CT, LAKE CITY

BLD DATE		LGL DATE	
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

COLUMBIA COUNTY PROPERTY

PAGE 5 of 8 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	136,982
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TOTAL LAND VALUE - MARKET	15,939
TOTAL MARKET VALUE	196,021
SOH/AGL Deduction	0
ASSESSED VALUE	196,021
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,021
TOTAL JUST VALUE	196,021
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,021

XFOB:1:1: ELCON MH (ID# 150250427581371)

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1371/2095	10/31/2018	WD	Q	I	01	230,000
GRANTOR: REBECCA J JONES TRUST						
GRANTEE: ROSE CREEK RENTALS						
1169/0816	3/12/2009	WD	U	I	11	0
GRANTOR: MICHAEL W DEWITT (DIR						
GRANTEE: JACOB W & REBECCA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S12 E56 N12$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 05/10/2024 BY TP Total Acres: 1.26 Total Land Value: 15,939 Market: 0 Agricultural: 0 Common: 15,939 PRINTED 11/17/2026 BY SYS

LOT 4 BLOCK 2 ANDREWS PARK S/D
502-633, 639-148, 693-561, 745-1

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BUILDING CHARACTERISTICS

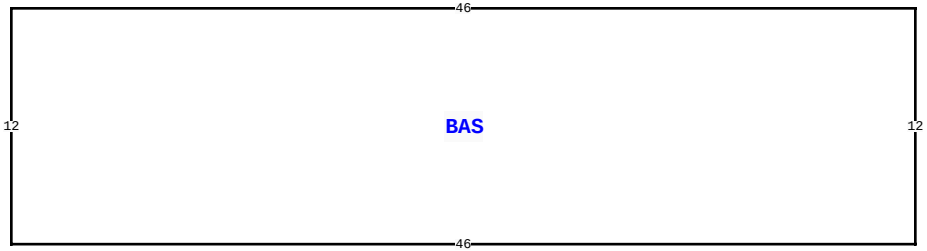
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
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Bathrooms		1 100
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Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	2802	MH PARK
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	552	100		552	13,632
TOTALS	552			552	13,632

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	552	102.9000	61.74	34,080	1973	2003	0	0	0	60.00	40.00

6 MOBILE HME 0% - 0 Heated Area: 552 HX Base Yr



107 SE JOINER CT, LAKE CITY

BLD DATE		LGL DATE	
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

COLUMBIA COUNTY PROPERTY

PAGE 6 of 8 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	136,982
TOTAL MARKET OB/XF VALUE	43,100
TOTAL LAND VALUE - MARKET	15,939
TOTAL MARKET VALUE	196,021
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ASSESSED VALUE	196,021
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,021
TOTAL JUST VALUE	196,021
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,021

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1371/2095	10/31/2018	WD	Q	I	01	230,000
GRANTOR: REBECCA J JONES TRUST						
GRANTEE: ROSE CREEK RENTALS						
1169/0816	3/12/2009	WD	U	I	11	0
GRANTOR: MICHAEL W DEWITT (DIR						
GRANTEE: JACOB W & REBECCA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W46 S12 E46 N12$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 05/10/2024 BY TP Total Acres: 1.26 Total Land Value: 15,939 Market: 0 Agricultural: 0 Common: 15,939 PRINTED 11/17/2026 BY SYS

LOT 4 BLOCK 2 ANDREWS PARK S/D
502-633, 639-148, 693-561, 745-1

ROSE CREEK RENTALS LLC
333 SW LITTLE RD
LAKE CITY, FL 32024

2027

34-3S-17-07040-000

BUILDING CHARACTERISTICS

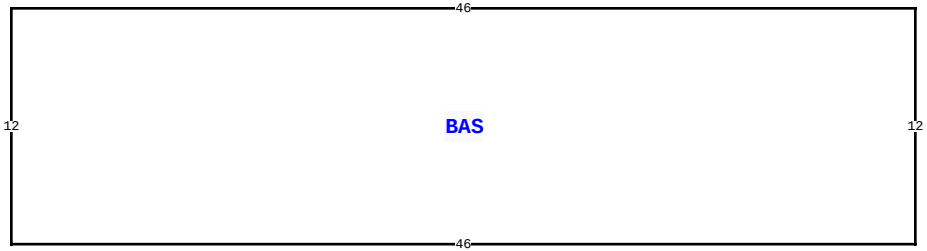
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	2802	MH PARK
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	552	100		552	16,018
TOTALS	552			552	16,018

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	552	102.9000	61.74	34,080	1973	2005	0	0	0	53.00	47.00

8 MOBILE HME 0% - 0 Heated Area: 552 HX Base Yr



107 SE JOINER CT, LAKE CITY

BLD DATE		LGL DATE	
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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	136,982
TOTAL MARKET OB/XF VALUE	43,100
TOTAL LAND VALUE - MARKET	15,939
TOTAL MARKET VALUE	196,021
SOH/AGL Deduction	0
ASSESSED VALUE	196,021
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,021
TOTAL JUST VALUE	196,021
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,021

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1371/2095	10/31/2018	WD	Q	I	01	230,000
GRANTOR: REBECCA J JONES TRUST						
GRANTEE: ROSE CREEK RENTALS						
1169/0816	3/12/2009	WD	U	I	11	0
GRANTOR: MICHAEL W DEWITT (DIR						
GRANTEE: JACOB W & REBECCA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W46 S12 E46 N12$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 05/10/2024 BY TP Total Acres: 1.26 Total Land Value: 15,939 Market: 0 Agricultural: 0 Common: 15,939 PRINTED 11/17/2026 BY SYS

LOT 4 BLOCK 2 ANDREWS PARK S/D

502-633, 639-148, 693-561, 745-1

ROSE CREEK RENTALS LLC
333 SW LITTLE RD
LAKE CITY, FL 32024

2027

34-3S-17-07040-000

BUILDING CHARACTERISTICS

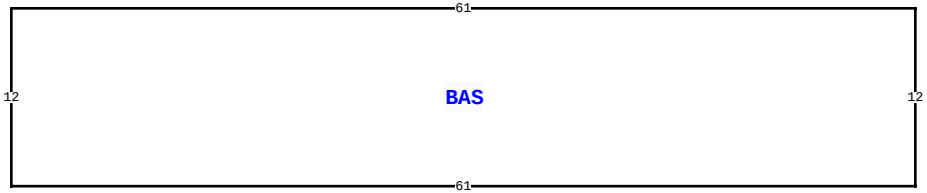
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Roof Cover	01	MINIMUM 100
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Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	2802	MH PARK
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	732	100		732	18,253
TOTALS	732			732	18,253

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	732	103.9000	62.34	45,633	1971	2003	0	0	0	60.00	40.00

9 MOBILE HME 0% - 0 Heated Area: 732 HX Base Yr



107 SE JOINER CT, LAKE CITY

BLD DATE		LGL DATE	
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

COLUMBIA COUNTY PROPERTY

PAGE 8 of 8 2

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TOTAL LAND VALUE - MARKET	15,939
TOTAL MARKET VALUE	196,021
SOH/AGL Deduction	0
ASSESSED VALUE	196,021
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,021
TOTAL JUST VALUE	196,021
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,021

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
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GRANTOR: REBECCA J JONES TRUST						
GRANTEE: ROSE CREEK RENTALS						
1169/0816	3/12/2009	WD	U	I	11	0
GRANTOR: MICHAEL W DEWITT (DIR						
GRANTEE: JACOB W & REBECCA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W61 S12 E61 N12$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

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