

BEG SW COR OF SE1/4 OF SW1/4,
 RUN E 329.87 FT, NE 646.78
 FT, W 330.68 FT, SW 646.68 FT

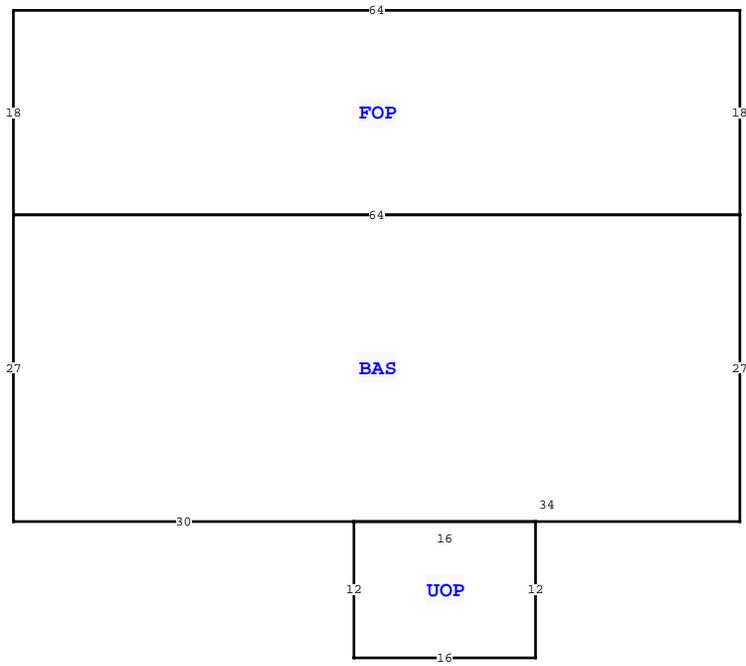
WITT MARK ALLEN
 382 SW KESSLER GLN
 LAKE CITY, FL 32024

2026

34-4S-16-03273-008


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|--------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 04 | SINGLE SID | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 04 | PLYWOOD | 100 |
| Interior Floor | 14 | CARPET | 90 |
| Interior Floor | 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 |
| Architectural | 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 | 01 |
| NEIGHBORHOOD/LOC | 34416.00 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,728 | 100 | |
| FOP | 1,152 | 35 | |
| UOP | 192 | 25 | |
| TOTALS | 3,072 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--------------------|------------|-----------|-------------|-------------------|----------------|------|-----------------|------|------|-------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 1 | MOBILE HME | 100% | - 2003 | 64.20 | 139,892 | 1985 | 1985 | 0 | 0 | 60.00 | 40.00 |
| | | | | Heated Area: 1728 | | | HX Base Yr 2003 | | | | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 3 |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 55,957 |
| TOTAL MARKET OB/XF VALUE | | | 8,700 |
| TOTAL LAND VALUE - MARKET | | | 58,200 |
| TOTAL MARKET VALUE | | | 122,857 |
| SOH/AGL Deduction | | | 58,661 |
| ASSESSED VALUE | | | 64,196 |
| TOTAL EXEMPTION VALUE | HX HB | | 39,196 |
| BASE TAXABLE VALUE | | | 25,000 |
| TOTAL JUST VALUE | | | 122,857 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 115,340 |

| | | | |
|------------------------------------|-------------|-----|------------|
| SALE:1:1: 4.85 ACRES. MKT=\$12610. | | | |
| XFOB:1:1: DODGE/BOWER MH | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| 15569 | M H | 125 | 05/25/1999 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1233/0385 | 4/12/2012 | WD U | | I | 11 | 100 |
| GRANTOR: CAROL HICKEY WITT A/K | | | | | | |
| GRANTEE: MARK ALLEN WITT | | | | | | |
| 0682/0516 | 4/19/1989 | AD Q | V | | | 17,500 |
| GRANTOR: DICKS J L | | | | | | |
| GRANTEE: WITT MARK ALLEN | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | |
|----------------|------------|-------------|---------|-----|---|-------|----|----------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 0 | 0 | 0.00 | 100 | 0 |
| 2 | 0285 | SALVAGE | 0 | 100 | 0 | 0 | 0 | 0 | 0.00 | 100 | 2002 |
| 3 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 0 | 7,000.00 | 7,000.00 | 100 | 2019 |
| 4 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 0 | 0.00 | 0.00 | 100 | 2019 |

| | | | | | | | | | | | |
|-------------------------------|--|-----------|------------|-----|--|--|--|--|--|--|--|
| 382 SW KESSLER GLN, LAKE CITY | | | | | | | | | | | |
| BLD DATE | | LGL DATE | 04/22/2026 | MLU | | | | | | | |
| XF DATE | | LAND DATE | | | | | | | | | |
| INC DATE | | AG DATE | | | | | | | | | |

| BUILDING NOTES | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W64 S27 E30 UOP= S12 E16 N12 W16\$ E34 N27\$ FOP= N18 W64 S18 E64\$. | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | | | 8,700 |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-------------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 | | A-1 | 0.00 | 0.00 | 4.85 | AC | | 1.00 | 1.00 | 1.00 | 12,000.00 | 12,000.00 | 58,200 | | | | | | | |