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

2027

34-4S-16-03273-008

BUILDING CHARACTERISTICS

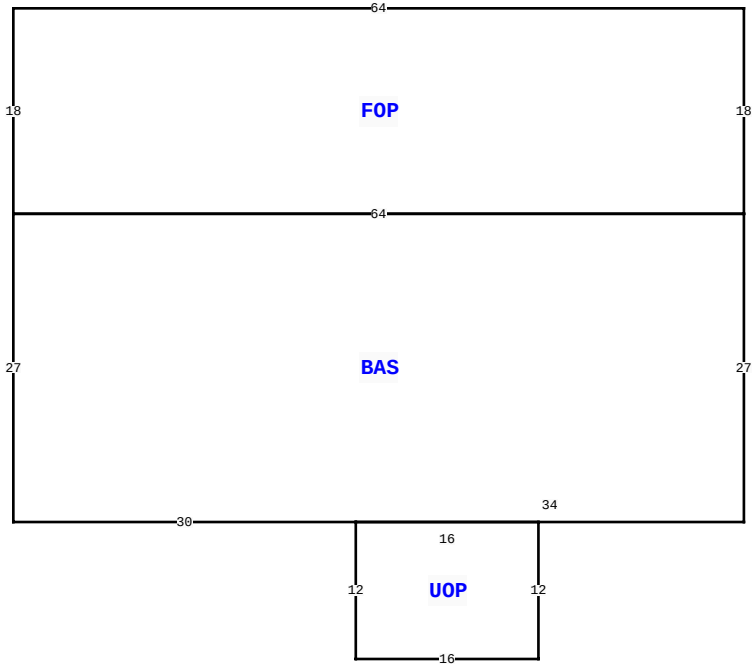
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	34416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100		1,728	42,260
FOP	1,152	35		403	9,856
UOP	192	25		48	1,174
TOTALS	3,072			2,179	53,290

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,179	101.9000	61.14	133,224	1985	1985	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2003 Heated Area: 1728 HX Base Yr 2003



382 SW KESSLER GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2002	2002	3	100	400	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		53,290
TOTAL MARKET OB/XF VALUE		8,700
TOTAL LAND VALUE - MARKET		58,200
TOTAL MARKET VALUE		120,190
SOH/AGL Deduction		54,068
ASSESSED VALUE		66,122
TOTAL EXEMPTION VALUE	HX HB	41,122
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		120,190
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		120,190

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						

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

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		A-1	0.00	0.00	4.85	AC		1.00	1.00	1.00	12,000.00	12,000.00	58,200							

REVIEW DATE 07/23/2019 BY BC Total Acres: 4.85 Total Land Value: 58,200 Market: 0 Agricultural: 0 Common: 58,200 PRINTED 11/17/2026 BY SYS