

COMM NE COR OF SE1/4 OF SE 1/4 S  
OF LOWER SPRINGS RD FOR POB, CON  
302.92 FT, N 228.43 FT, E 302.92

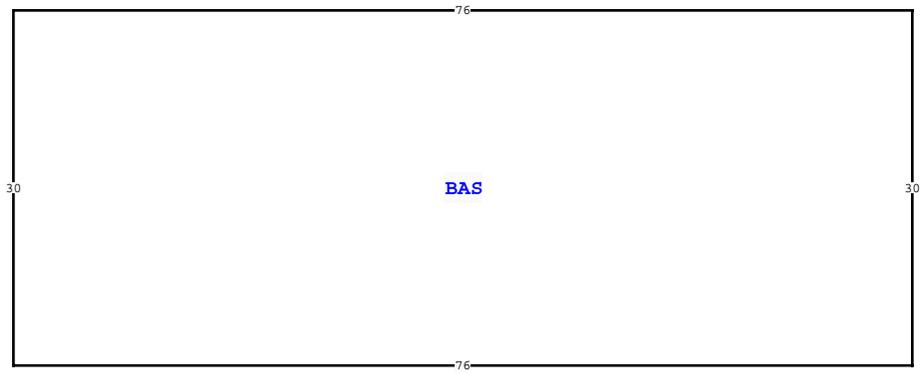
PHILPOT MARY L/PHILPOT VALERIE JOYCE  
1400 NW LOWER SPRINGS RD  
LAKE CITY, FL 32055

**2026**

35-2S-15-00114-001  
PAGE 1 of 1

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 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
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	2,280	113.9000	109.34	249,295	2015	2015	0	0	21.00	79.00		
2 MANUF 1		100% - 2010		Heated Area: 2280				HX Base Yr 2010					



Quality	05	05			
DOR CODE	0200 MOBILE HOME				
MAP NUM		01			
NEIGHBORHOOD/LOC	35215.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	196,943
TOTALS	2,280			2,280	196,943

1400 NW LOWER SPRINGS RD, LAKE CITY

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	220	
2	0285	SALVAGE	0	100	0	0	1.00	UT	1,000.00	1,000.00	50	2004	2004	3	50	500	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	

EXTRA FEATURES		TOTAL OB/XF										1,220					
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE												
			04/20/2026			MLU											

LAND DESCRIPTION										TOTAL OB/XF										1,220					
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		00	0.00	0.00	1.50	AC		1.00	1.00	1.00	16,000.00	16,000.00	24,000								

LAND DESCRIPTION										TOTAL OB/XF										1,220					
1400 NW LOWER SPRINGS RD, LAKE CITY																									

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		196,943	
TOTAL MARKET OB/XF VALUE		1,220	
TOTAL LAND VALUE - MARKET		24,000	
TOTAL MARKET VALUE		222,163	
SOH/AGL Deduction		117,210	
ASSESSED VALUE		104,953	
TOTAL EXEMPTION VALUE		HX HB WX DX 61,411	
BASE TAXABLE VALUE		43,542	
TOTAL JUST VALUE		222,163	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		223,898	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33431	M H	375	10/07/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1383/0336	4/24/2019	WD U	I	I	30	100
GRANTOR: MARY L PHILPOT & DEBR						
GRANTEE: MARY L PHILPOT & VA						
1301/0976	9/22/2015	WD U	I	I	11	100
GRANTOR: MARY L PHILPOT						
GRANTEE: MARY L PHILPOT & DE						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W76 S30 E76 N30\$.