

BEG NW COR OF SW1/4 OF SW1/4,  
 RUN E 295 FT, S 195 FT, E 210  
 FT, S 210 FT, W 83 FT, S 210

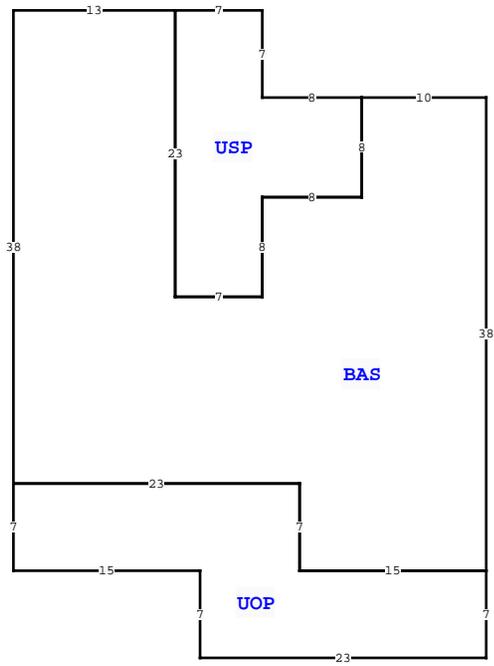
ALLEN WILLIE B/ALLEN ONI  
 377 NW SENIOR CT  
 LAKE CITY, FL 32055

**2026**

35-2S-16-01877-000  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floo	09	PINE WOOD 100	
Air Condition	02	WINDOW 100	
Heating Type	02	CONVECTION 100	
Bedrooms		3 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual	05	CONV 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	01	01	
DOR CODE	2802MH PARK		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	35216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,198	100	
UOP	322	20	
USP	225	35	
TOTALS	1,745		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
0100	01	1,341	50.7000	57.80	77,510	1910	1910		0	0	20	35.00	45.00
1 SINGLE FAM 0% - 0 Heated Area: 1198 HX Base Yr													



COLUMBIA COUNTY PROPERTY				PAGE 1 of 15	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				176,241		
TOTAL MARKET OB/XF VALUE				23,050		
TOTAL LAND VALUE - MARKET				68,055		
TOTAL MARKET VALUE				267,346		
SOH/AGL Deduction				75,493		
ASSESSED VALUE				191,853		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				191,853		
TOTAL JUST VALUE				267,346		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				259,999		
SALE:1:1: 12 AC PLUS IMPROVEMENTS.						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000055230	Electrical Servic		03/13/2026			
000041340	Electrical Servic	0	02/17/2021			
34754	M H	325	12/16/2016			
33914	M H	325	04/04/2016			
31920	M H	325	04/29/2014			
31359	M H	325	08/20/2013			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0661/0751	9/09/1988	WD	U	I		17,500
GRANTOR: BELVIN HATTIE						
GRANTEE: ALLEN WILLIE &						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W10 USP= S8 W8 S8 W7 N23 E7S7 E8S S8 W8 S8 W7 N23 W13 S38UOP= S7 E15 S7 E23 N7 W15 N7 W23S E23 S7 E15 N38S.						

EXTRA FEATURES														BLD DATE		LGL DATE	
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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	50	
2	0255	MBL HOME S	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	9947	Septic	0	0	0	0	3.00	UT	3,000.00	3,000.00	100			3	100	9,000	
7	0255	MBL HOME S	0	0	0	0	1.00	UT	500.00	500.00	100	2023	2022		100	500	
TOTALS														1,341		34,880	

LAND DESCRIPTION														TOTAL OB/XF										
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	0100	C	SFR	0		00	0.00	0.00	2.00	AC		1.00	1.00	1.00	6,500.00	6,500.00	13,000							
2	2810	C	MH PARK	0		00	0.00	0.00	8.47	AC		1.00	1.00	1.00	6,500.00	6,500.00	55,055							

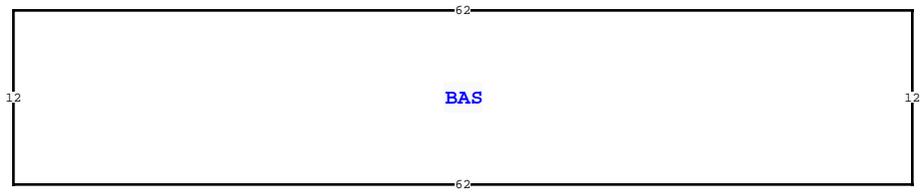
BEG NW COR OF SW1/4 OF SW1/4,  
 RUN E 295 FT, S 195 FT, E 210  
 FT, S 210 FT, W 83 FT, S 210

ALLEN WILLIE B/ALLEN ONI  
 377 NW SENIOR CT  
 LAKE CITY, FL 32055

**2026**

35-2S-16-01877-000  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	01	FLAT	100
Roof Cover	01	MINIMUM	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	02	CONVECTION	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	01	01	
DOR CODE	2802MH PARK		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	35216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	744	100	
TOTALS	744		8,004

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	744	56.9250	35.86	26,680	1975	1975	0	0	10	60.00	30.00
2 MOBILE HME		0% - 0	Heated Area: 744				HX Base Yr					
												
102 NW ONI WAY, LAKE CITY				BLD DATE		LGL DATE	04/11/2025	MLU				
				XF DATE		LAND DATE						
				INC DATE		AG DATE						

COLUMBIA COUNTY PROPERTY		PAGE 2 of 15	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			176,241
TOTAL MARKET OB/XF VALUE			23,050
TOTAL LAND VALUE - MARKET			68,055
TOTAL MARKET VALUE			267,346
SOH/AGL Deduction			75,493
ASSESSED VALUE			191,853
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			191,853
TOTAL JUST VALUE			267,346
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			259,999

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31360	M H	325	08/20/2013
31361	M H	325	08/20/2013
25854	M H	275	05/25/2007
25854	M H	275	05/25/2007
24721	M H	275	07/06/2006
24119	M H	275	04/24/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0661/0751	9/09/1988	WD	U	I		17,500
GRANTOR: BELVIN HATTIE						
GRANTEE: ALLEN WILLIE &						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W62 S12 E62 N12\$.												

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

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	



















BEG NW COR OF SW1/4 OF SW1/4,  
 RUN E 295 FT, S 195 FT, E 210  
 FT, S 210 FT, W 83 FT, S 210

ALLEN WILLIE B/ALLEN ONI  
 377 NW SENIOR CT  
 LAKE CITY, FL 32055

**2026**

35-2S-16-01877-000  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	02	MIN PLYWD 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		1 100	
Stories	1.	1. 100	
Architectural	01	CONV 100	
Units		0 100	
Quality	01	01	
DOR CODE	2802MH PARK		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	35216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	840	100	
TOTALS	840		12,026

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	840	75.7500	47.72	40,085	1975	1975	0	0	10	60.00	30.00
15 MOBILE HME 0% - 0 Heated Area: 840 HX Base Yr												

BAS

COLUMBIA COUNTY PROPERTY		PAGE 12 of 15	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
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TOTAL MARKET OB/XF VALUE			23,050
TOTAL LAND VALUE - MARKET			68,055
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TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			191,853
TOTAL JUST VALUE			267,346
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			259,999

EXTRA FEATURES	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
102 NW ONI WAY, LAKE CITY				04/11/2025	MLU	

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
TOTALS																

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0661/0751	9/09/1988	WD	U	I		17,500
GRANTOR: BELVIN HATTIE						
GRANTEE: ALLEN WILLIE &						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W60 S14 E60 N14\$.

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
REVIEW DATE 03/24/2021 BY BC Total Acres: 10.47 Total Land Value: 68,055 Market: 0 Agricultural: 0 Common: 68,055 PRINTED 05/08/2026 BY SYS																								





