

COMM SW COR OF NW1/4 OF SW1/4, R  
FOR POB, CONT N 90.25 FT, NE 311  
R/W US-41, SE 144.87 FT, SW 375

HART RUSSELL WILLIAM  
6596 NW US HIGHWAY 41  
LAKE CITY, FL 32055

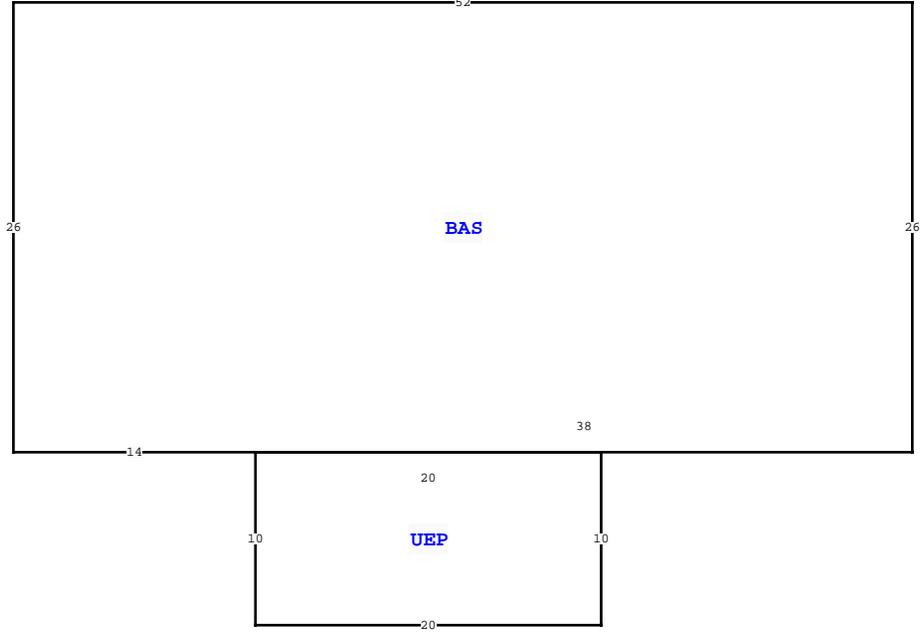
2026

35-2S-16-01881-004



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
08	WD OR PLY 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
04	PLYWOOD 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
1.	Stories	1.	1. 100		
01	CONV 100				
	Architectural	0	100		
03	03 100				
01	01 100				
05	05				
DOR CODE		0200 MOBILE HOME			
MAP NUM		MKT AREA	03		
NEIGHBORHOOD/LOC		35216.00	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,352	100		1,352	37,445
UEP	200	70		140	3,878
TOTALS	1,552			1,492	41,322

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% - 0									
			Heated Area: 1352			HX Base Yr					



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VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				41,322		
TOTAL MARKET OB/XF VALUE				13,300		
TOTAL LAND VALUE - MARKET				13,200		
TOTAL MARKET VALUE				67,822		
SOH/AGL Deduction				42,528		
ASSESSED VALUE				25,294		
TOTAL EXEMPTION VALUE				25,000		
BASE TAXABLE VALUE				294		
TOTAL JUST VALUE				67,822		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				62,003		
BLDG:1:1: FLEET MH						
XFOB:1:1: FLEETWOOD M H						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
567/125	6/21/1985	WD	Q	I	01	12,857
GRANTOR: DICKS LOUIS A						
GRANTEE: HART DON W						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W52 S26 E14 UEP= S10 E20 N10 W20\$ E38 N26\$.						

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	Q	% COND	OB/XF MKT VALUE	NOTES
1	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	600	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	800	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	
6	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	2,500	
TOTALS															13,300		

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	0102	C	SFR/MH	100		A-1	0.00	0.00	1.10	AC		1.00	1.00	1.00	12,000.00	12,000.00	13,200							