COMM INTERS OF E LINE OF NE1/4
OF NW1/4 & N R/W SCL RR, RUN
W 728.20 FT, N 30 FT TO POB,

WILSON KIMBERLY WILLIAMS
P O BX 1095
LAKE CITY, FL 32056-1095

2027

35-3S-17-07310-005

BUILDING CHARACTERISTICS

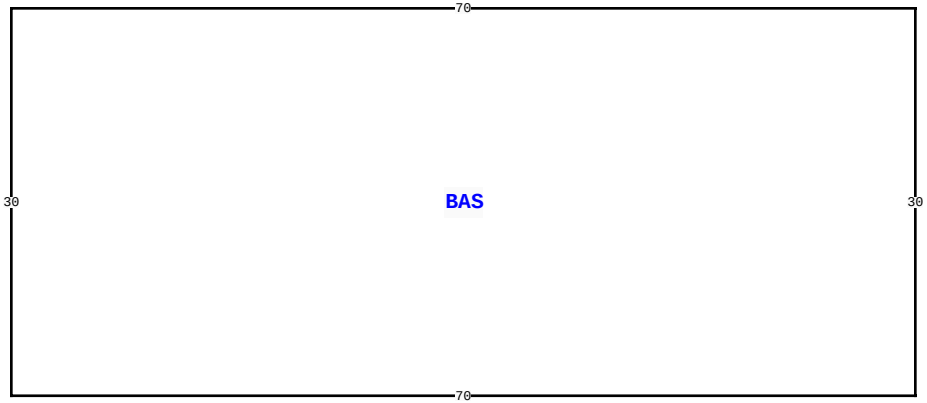
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	35317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,100	100		2,100	234,594
TOTALS	2,100			2,100	234,594

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0204	02	2,100	115.5000	120.12	252,252	2021	2021	0	0	0	7.00	93.00

2 MANUF 4 100% - 2002 Heated Area: 2100 HX Base Yr 2002



445 NE KINGSTON LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		234,594
TOTAL MARKET OB/XF VALUE		7,400
TOTAL LAND VALUE - MARKET		5,610
TOTAL MARKET VALUE		247,604
SOH/AGL Deduction		72,136
ASSESSED VALUE		175,468
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		124,057
TOTAL JUST VALUE		247,604
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		249,870

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40633	M H	0	10/06/2020
09989	M H	100	07/21/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0924/1125	4/11/2001	QC	Q	V	01	100
GRANTOR: RANDOLPH & FRANCES TA						
GRANTEE: KIMBERLY WILLIAMS						
0509/0685	10/01/1985	WD	Q	V	01	600
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W70 S30 E70 N30$.

LAND DESCRIPTION

TOTAL OB/XF 7,400

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		00	0.00	0.00	22,438.00	SF		1.00	1.00	1.00	0.25	0.25	5,610							

REVIEW DATE 11/04/2020 BY JB Total Acres: 0.52 Total Land Value: 5,610 Market: 0 Agricultural: 0 Common: 5,610 PRINTED 11/17/2026 BY SYS