LOTS 11 & 13 CYPRESS LAKE HILL S
602-519, 793-1483, 794-1034, WD

OSBURN ROSE MARY
201 SW ROSWELL CT
LAKE CITY, FL 32024

2027

35-4S-15-00407-113

BUILDING CHARACTERISTICS

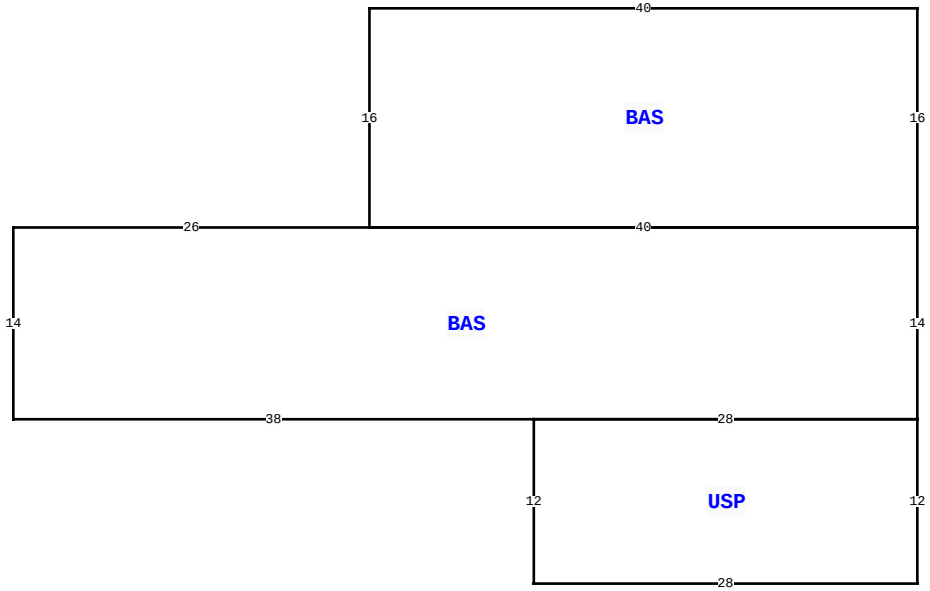
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	35415.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	640	100		640	17,802
BAS	924	100		924	25,702
USP	336	35		118	3,282
TOTALS	1,900			1,682	46,786

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,682	115.9000	69.54	116,966	1989	1989	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1999 Heated Area: 1564 HX Base Yr 1999



201 SW ROSWELL CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0070	CARPORT UF	0	100	0	0	2.00	UT	0.00	0.00	50	2000	2000	3	50	800	
2	0294	SHED WOOD/	0	100	0	0	2.00	UT	300.00	300.00	100	2000	2000	3	100	600	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	1,600.00	1,600.00	50	2005	2005	3	50	800	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	900	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,500.00	1,500.00	50	2005	2005	3	50	750	
7	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
8	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,500.00	1,500.00	50	2005	2005	3	50	750	
9	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	900	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		63,391
TOTAL MARKET OB/XF VALUE		15,500
TOTAL LAND VALUE - MARKET		110,220
TOTAL MARKET VALUE		92,417
SOH/AGL Deduction		40,048
ASSESSED VALUE		52,369
TOTAL EXEMPTION VALUE	HX HB SX	36,000
BASE TAXABLE VALUE		16,369
TOTAL JUST VALUE		189,111
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		189,111

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27889	M H	441	06/17/2009
16599	REMODEL	115	02/14/2000
11099	M H	125	05/02/1996
10447	PUMP/UTPOL	30	11/14/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1580/1512	10/23/2026	LE	U	I	14	100
GRANTOR: OSBURN ROSE MARY						
GRANTEE: CARTER JUANITA N (R						
1569/1902	6/03/2026	QC	U	I	11	100
GRANTOR: MITCHELL ROGER W						
GRANTEE: MITCHELL ROGER W						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 S14 E38 USP= S12 E28 N12 W28$ E28 N14 BAS= N16 W40 S16 E40$ W40$.

LAND DESCRIPTION

TOTAL OB/XF 15,500

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	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.02	AC		1.00	1.00	1.00	280.00	280.00	2,526							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,220							

REVIEW DATE 07/05/2016 BY DF Total Acres: 10.02 Total Land Value: 13,526 Market: 99,220 Agricultural: 2,526 Common: 11,000 PRINTED 11/17/2026 BY SYS

LOTS 11 & 13 CYPRESS LAKE HILL S
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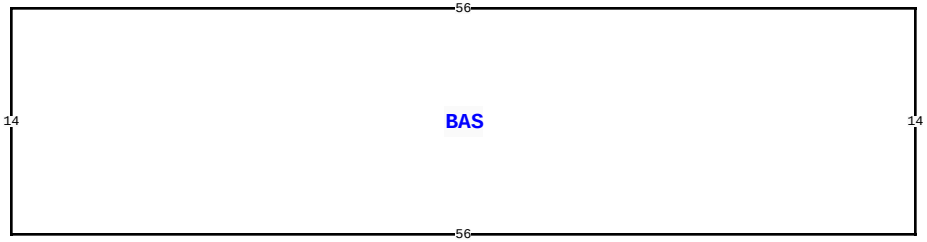
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	04	04
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	35415.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100		784	16,605
TOTALS	784			784	16,605

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	784	88.2550	52.95	41,513	1995	1995	0	0	0	60.00	40.00

2 MOBILE HME 0% - 1999 Heated Area: 784 HX Base Yr 1999



201 SW ROSWELL CT, LAKE CITY

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EXTRA FEATURES

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COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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GRANTOR: MITCHELL ROGER W						
GRANTEE: MITCHELL ROGER W						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S14 E56 N14$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 07/05/2016 BY DF Total Acres: 10.02 Total Land Value: 13,526 Market: 99,220 Agricultural: 2,526 Common: 11,000 PRINTED 11/17/2026 BY SYS