COMM AT NE COR OF NE1/4 OF NE 1/
FT FOR POB, CONT S 882.93 FT, W
277.98 FT, CONT N 605 FT TO S R/

MAY TERI C/MAY JOHN G
786 SW KING ST
LAKE CITY, FL 32024

2027

35-4S-16-03282-020

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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 01

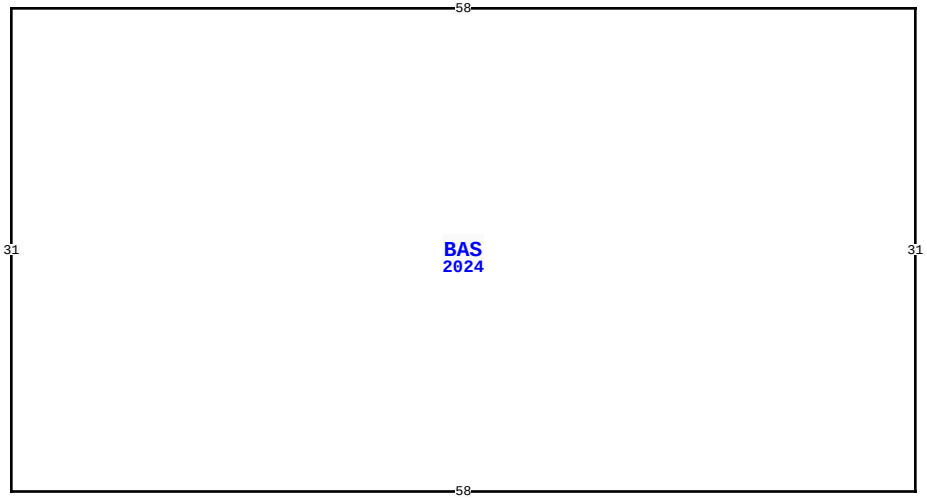
NEIGHBORHOOD/LOC 35416.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,798	100	2024	1,798	190,033
TOTALS	1,798			1,798	190,033

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	1,798	113.5000	108.96	195,910	2023	2023	0	0	0	3.00	97.00

2 MANUF 2 100% - 2024 Heated Area: 1798 HX Base Yr 2017



786 SW KING ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 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	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	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	
4	0262	PRCH,FOP	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	
5	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	300	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	300	
7	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
8	0252	LEAN-TO W/	0	100	0	0	1.00	UT	200.00	200.00	100	2024	2023		100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		190,033
TOTAL MARKET OB/XF VALUE		11,500
TOTAL LAND VALUE - MARKET		71,470
TOTAL MARKET VALUE		213,452
SOH/AGL Deduction		0
ASSESSED VALUE		213,452
TOTAL EXEMPTION VALUE	HX HB DX	56,411
BASE TAXABLE VALUE		157,041
TOTAL JUST VALUE		273,003
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		274,991

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046411	Mobile Home		01/31/2023
000041702	Mobile Home		04/09/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1315/1235	5/20/2016	WD	U	V	30	100

GRANTOR: ALLIE CLARK

GRANTEE: TERI & JOHN MAY

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=15,13] E58 S31 W58 N31 $

.

LAND DESCRIPTION

TOTAL OB/XF 11,500

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			0.00	0.00	1.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	6.83	AC		1.00	1.00	1.00	281.00	281.00	1,919							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	6.83	AC		1.00	1.00	1.00	9,000.00	9,000.00	61,470							

REVIEW DATE 01/23/2026 BY KS Total Acres: 7.83 Total Land Value: 11,919 Market: 61,470 Agricultural: 1,919 Common: 10,000 PRINTED 11/17/2026 BY SYS