

COMM NE COR OF NE1/4 OF SW1/4 OF
321.25 FT, S 481.50 FT FOR POB,
TO N R/W OF HOPEFUL CIRCLE RD (N

FARAH DONALD/FARAH MICHAEL
133 SE RHETT PL
LAKE CITY, FL 32025

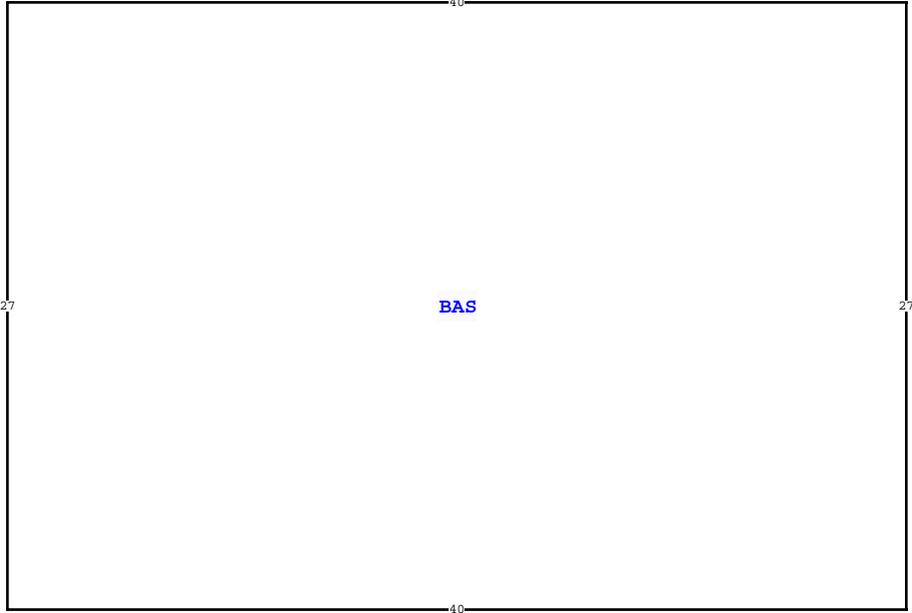
2026

35-4S-17-09030-007



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	70
Interior Floor	02	MIN PLYWD	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	35417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,080	100	
TOTALS	1,080		65,690

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100% - 2025								
				Heated Area: 1080			HX Base Yr	2025			



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			65,690
TOTAL MARKET OB/XF VALUE			7,755
TOTAL LAND VALUE - MARKET			18,180
TOTAL MARKET VALUE			91,625
SOH/AGL Deduction			3,078
ASSESSED VALUE			88,547
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			37,136
TOTAL JUST VALUE			91,625
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			86,219

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1522/1138	8/27/2024	WD	Q	I	01	100,000
GRANTOR: BOUSQUET BRUCE DAVID						
GRANTEE: FARAH DONALD						
1522/1135	8/22/2024	TR	U	I	11	100
GRANTOR: BOUSQUET BRUCE TRUST						
GRANTEE: BOUSQUET BRUCE DAVI						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0261	PRCH, UOP	0	100	9	30	270.00	UT	1.50	100	2017
2	0070	CARPORT UF	0	100	0	0	1.00	UT	700.00	50	2012
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100	

TOTAL OB/XF												7,755
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/08/2026	MLU					

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W40 S27 E40 N27\$.											

LAND DESCRIPTION												TOTAL OB/XF												7,755
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	0200	C	MBL HM	100		A-1	0.00	0.00	1.01	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,180							