COMM NE COR OF NE1/4 OF SW1/4, R
R/W HOPEFUL CR, RUN W 161.72 FT
RUN S 614.58 FT, W 162.81 FT, N

RAULERSON LARRY B/RAULERSON GLADYS J
170 SE RHETT PL
LAKE CITY, FL 32025

2027

35-4S-17-09030-011

BUILDING CHARACTERISTICS

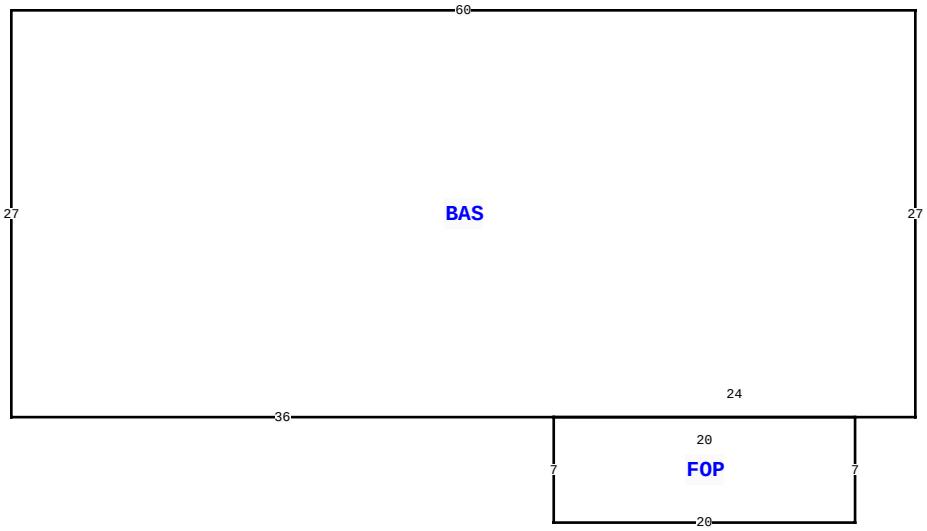
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	35417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	45,062
FOP	140	35		49	1,363
TOTALS	1,760			1,669	46,425

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,669	115.9000	69.54	116,062	1991	1991	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1620 HX Base Yr



170 SE RHETT PL, 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	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	1982	1982	3	100	500	
2	0040	BARN,POLE	0	100	12	25	1.00	UT	0.00	0.00	100	0	0	3	100	150	
3	0040	BARN,POLE	0	100	24	24	576.00	UT	0.60	0.60	100	0	0	3	100	346	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		46,425
TOTAL MARKET OB/XF VALUE		9,196
TOTAL LAND VALUE - MARKET		82,440
TOTAL MARKET VALUE		138,061
SOH/AGL Deduction		78,895
ASSESSED VALUE		59,166
TOTAL EXEMPTION VALUE	HX HB	34,166
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		138,061
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		138,061

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1230/1707	2/14/2012	WD	Q	I	04	19,900
GRANTOR: KEITH RICHARD LOWRY						
GRANTEE: LARRY B & GALDYS J						
1197/1604	7/01/2010	WD	Q	V	04	30,000
GRANTOR: GUY NELSON WILLIAMS						
GRANTEE: LARRY B & JUNE RAUL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S27 E36 FOP= S7 E20N7 W20$ E24 N27$.

LAND DESCRIPTION

TOTAL OB/XF 9,196

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	0102	C	SFR/MH	100		A-1	0.00	0.00	4.65	AC		1.00	1.00	1.00	12,000.00	12,000.00	55,800							
2	0000	C	VAC RES	100		A-1	0.00	0.00	2.22	AC		1.00	1.00	1.00	12,000.00	12,000.00	26,640							

REVIEW DATE 07/30/2024 BY JB Total Acres: 6.87 Total Land Value: 82,440 Market: 0 Agricultural: 0 Common: 82,440 PRINTED 11/17/2026 BY SYS