COMM SW COR OF SW1/4 OF SE1/4,
RUN N 320.12 FT FOR POB, CONT
N 320.12 FT, E 137.22 FT, S

PARKER KEVIN T
412 SE SETH NETTLES DR
LAKE CITY, FL 32025

2027

35-4S-17-09030-021

BUILDING CHARACTERISTICS

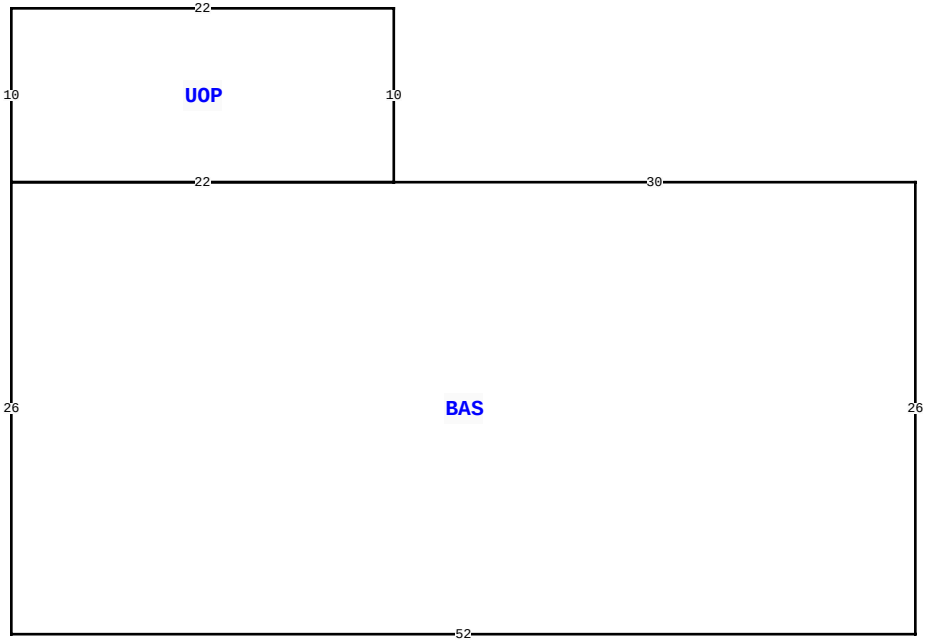
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	1,352	100		1,352	35,336
UOP	220	25		55	1,438
TOTALS	1,572			1,407	36,773

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,407	108.9000	65.34	91,933	1989	1989	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2017 Heated Area: 1352 HX Base Yr 2017



412 SE SETH NETTLES DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
2	0263	PRCH,USP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
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 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		36,773
TOTAL MARKET OB/XF VALUE		8,400
TOTAL LAND VALUE - MARKET		18,000
TOTAL MARKET VALUE		63,173
SOH/AGL Deduction		29,872
ASSESSED VALUE		33,301
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		8,301
TOTAL JUST VALUE		63,173
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		63,173

XFOB:1:1: SPRI MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1322/0238	9/08/2016	PB	U	I	18	0
GRANTOR: CLERK OF COURT (HERMA						
GRANTEE: KEVIN T PARKER						
0922/1596	3/16/2001	WD	Q	V	01	22,000
GRANTOR: HERMAN & LUCILLE WYAT						
GRANTEE: HERMAN & LUCILLE WY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 UOP= N10 W22 S10 E22$ W22 S26 E52 N26$.

LAND DESCRIPTION

TOTAL OB/XF 8,400

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 05/16/2013 BY TW Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS