

AKA S1/2 OF LOT 5 MAGNOLIA ACRES
 COR, S 728.67 FT, W 1911.68 FT,
 POB, W 636.54 FT, S 250.38 FT, W

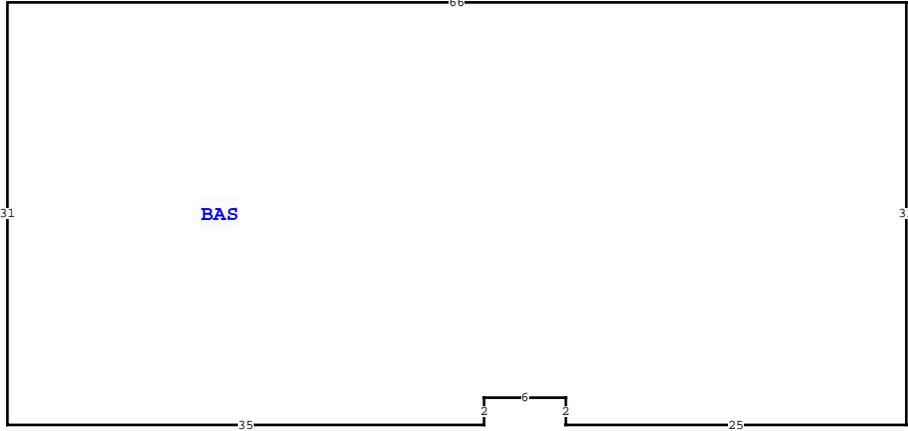
HELMS TERESA A
 356 SW IRIS CT
 LAKE CITY, FL 32024

2026

36-4S-15-00414-205

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36415.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,034	100	
TOTALS	2,034		131,256

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%	2004	Heated Area: 2034		HX Base Yr 2004						



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				131,256	
TOTAL MARKET OB/XF VALUE				20,280	
TOTAL LAND VALUE - MARKET				66,300	
TOTAL MARKET VALUE				217,836	
SOH/AGL Deduction				96,211	
ASSESSED VALUE				121,625	
TOTAL EXEMPTION VALUE				HX HB WX 56,411	
BASE TAXABLE VALUE				65,214	
TOTAL JUST VALUE				217,836	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				206,458	
SALE:1:1: INCL WELL & SEPTIC					
PERMIT NUM					
DESCRIPTION					
AMT					
ISSUED					
000044554	Roof Replacement	10,761	05/27/2022		
27938	M H	375	07/13/2009		
17881	M H	125	01/30/2001		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
0990/0617	7/24/2003	WD Q	V 04		100
GRANTOR: FL WHOLESALE HOMES OF					
GRANTEE: CHRISTOPHER J & TER					
0933/0172	8/14/2001	CD Q	V 01		29,700
GRANTOR: DEAS-BULLARD PROPERTI					
GRANTEE: FLORIDA WHOLESALE H					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS= W66 S31 E35 N2 E6 S2 E25 N31\$.					

EXTRA FEATURES																
L N	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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2005	2005	3	100	400	
2	0030	BARN,MT	0	0	23	56	1,288.00	UT	10.00	100	2009	2009	3	100	12,880	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
TOTALS														20,280		

LAND DESCRIPTION														TOTAL OB/XF										
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	5.10	AC		1.00	1.00	1.00	13,000.00	13,000.00	66,300							