

COMM SE COR OF SEC, RUN N
1079.90 FT FOR POB, CONT N
346 FT, W 632.43 FT, S 346

SHEPPARD ROBERT D
6355 SE COUNTY ROAD 245
LAKE CITY, FL 32055

2026

36-4S-15-00415-002



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	14	CARPET	90
Interior Floor	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
Architectural Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36415.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
TOTALS	1,620		100,844

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MANUF	1	0%	- 0	Heated Area: 1620			HX Base Yr			
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS </div>											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											

L	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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2018	2018	3	100	1,200	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

EXTRA FEATURES		311 SW JENNIFER CT, LAKE CITY															
TOTALS	1,620																

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY				Tax Group: 3	
BUILDING MARKET VALUE				100,844	
TOTAL MARKET OB/XF VALUE				8,200	
TOTAL LAND VALUE - MARKET				65,260	
TOTAL MARKET VALUE				174,304	
SOH/AGL Deduction				39,792	
ASSESSED VALUE				134,512	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				134,512	
TOTAL JUST VALUE				174,304	
NCON VALUE				0	
INCOME VALUE				0	
PREVIOUS YEAR MKT VALUE				157,150	
XF0B:1:1: SKYLINE MH #01612996 ON DEED ORB 802-564					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
37989	M H	582	04/15/2019		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1368/0901	9/11/2018	WD	Q	V	01	10,000
GRANTOR: MICHAEL WYATT ROBERTS						
GRANTEE: ROBERT D SHEPPARD						
1305/0494	10/05/2015	WD	U	V	11	100
GRANTOR: WILLIAM J LAND TRUST						
GRANTEE: MICHAEL WYATT ROBER						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W60 S27 E60 N27\$.	

LAND DESCRIPTION										TOTAL OB/XF										8,200					
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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	0			A-1	0.00	0.00	5.02	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,260							