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

2027

36-4S-15-00415-002

BUILDING CHARACTERISTICS

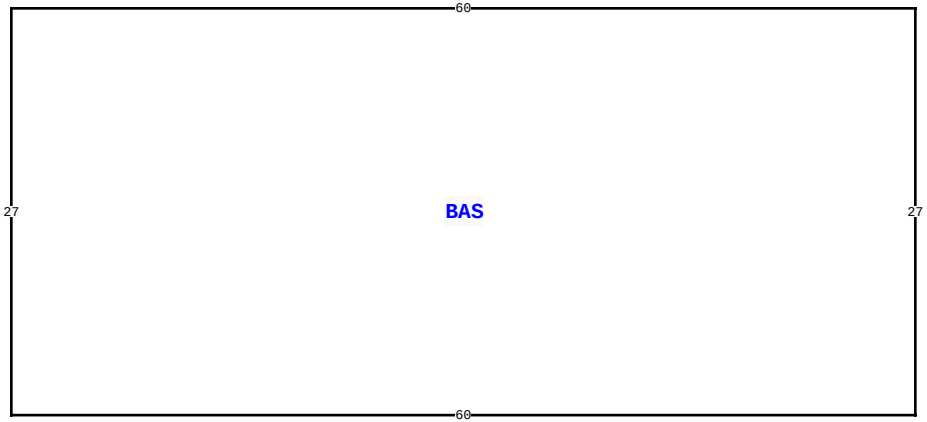
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	97,698
TOTALS	1,620			1,620	97,698

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,620	117.9000	109.65	177,633	2002	2002	0	0	0	45.00	55.00

2 MANUF 1 0% - 0 Heated Area: 1620 HX Base Yr



311 SW JENNIFER CT, 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	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	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	97,698
TOTAL MARKET OB/XF VALUE	8,200
TOTAL LAND VALUE - MARKET	65,260
TOTAL MARKET VALUE	171,158
SOH/AGL Deduction	23,195
ASSESSED VALUE	147,963
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	147,963
TOTAL JUST VALUE	171,158
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	172,210

XFOB: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

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	0		A-1	0.00	0.00	5.02	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,260							

REVIEW DATE 05/15/2019 BY RP Total Acres: 5.02 Total Land Value: 65,260 Market: 0 Agricultural: 0 Common: 65,260 PRINTED 11/17/2026 BY SYS