(AKA LOT 5 SOUTHWEST ESTATES UNR
SW1/4 OF NW1/4.

CIRLINCIONE RONALD/CIRLINCIONE DARLENE A
484 SW HAPPY JACK DR
LAKE CITY, FL 32024

2027

36-4S-15-00415-105

BUILDING CHARACTERISTICS

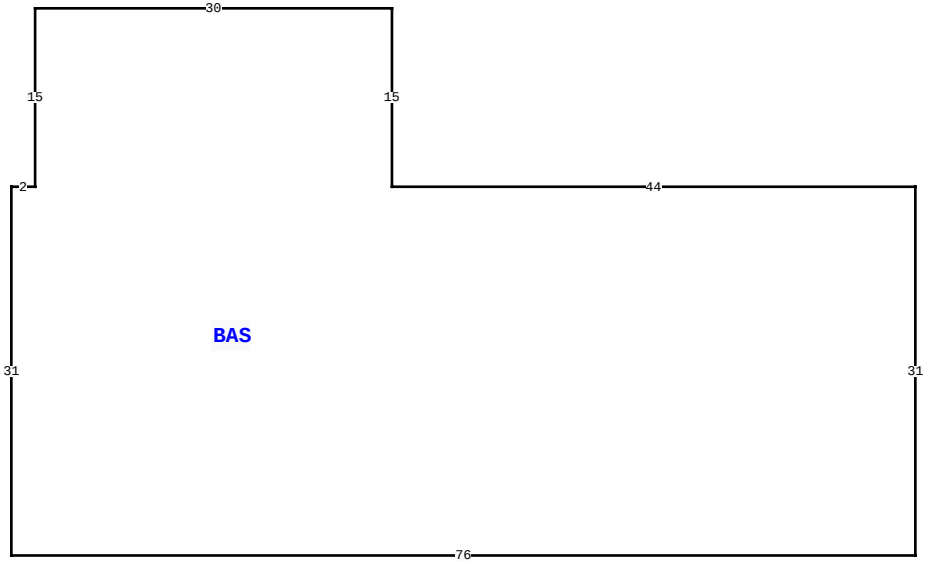
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC		36415.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,806	100		2,806	231,731
TOTALS	2,806			2,806	231,731

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,806	120.0000	111.60	313,150	2013	2013	0	0	0	26.00	74.00

1 MANUF 1 100% - 2015 Heated Area: 2806 HX Base Yr 2015



484 SW HAPPY JACK DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	231,731
TOTAL MARKET OB/XF VALUE	9,600
TOTAL LAND VALUE - MARKET	110,550
TOTAL MARKET VALUE	351,881
SOH/AGL Deduction	192,191
ASSESSED VALUE	159,690
TOTAL EXEMPTION VALUE	HX HB 13 159,690
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	351,881
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	354,373

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052955	Roof Replacement	8,500	04/28/2025
30373	M H	483	08/14/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1510/2216	3/08/2024	QC	U	I	11	100
GRANTOR: CIRLINCIONE RONALD						
GRANTEE: CIRLINCIONE RONALD						
1278/0009	7/17/2014	WD	Q	I	01	150,500
GRANTOR: WILLIAM N & STEFANIE						
GRANTEE: RONALD CIRLINCIONE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 N15 W30 S15 W2 S31 E76 N31$.

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	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 9,600

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	10.05	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,550							

REVIEW DATE 08/12/2025 BY chuck Total Acres: 10.05 Total Land Value: 110,550 Market: 0 Agricultural: 0 Common: 110,550 PRINTED 11/17/2026 BY SYS