LOT 31 BLOCK B PERRY PLACE S/D P

771-1124, WD 1114-1718, WD 1278-

ZELEWSKI DANIEL W
202 SE SHARON LN
LAKE CITY, FL 32025

**2025**

**15-4S-17-08355-231**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 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 |
| Quality | 05 | 05 |

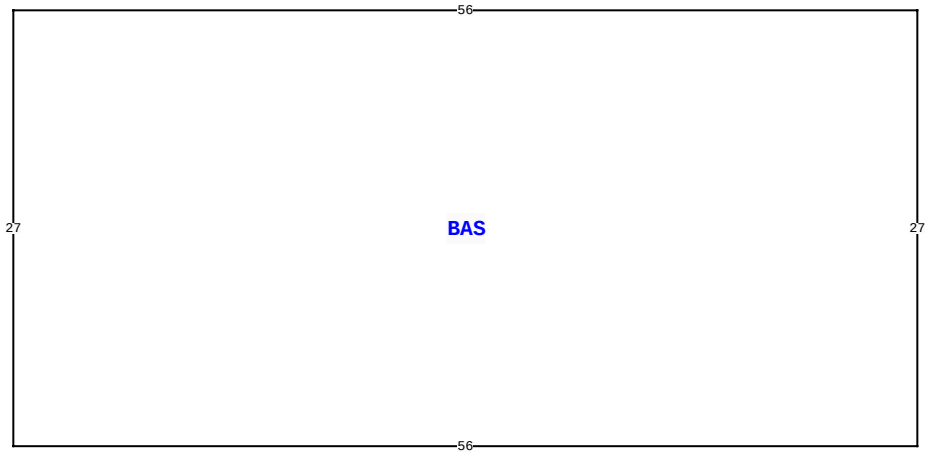
| | | | |
|---|---|---|---|
| DOR CODE | 0200 | MOBILE HOME | |
| MAP NUM | | MKT AREA | 06 |
| NEIGHBORHOOD/LOC | 15417.030 | 1.00/ | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|
| BAS | 1,512 | 100 | 1,512 | 122,856 |
| TOTALS | 1,512 | | 1,512 | 122,856 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0201 | 02 | 1,512 | 113.9000 | 99.09 | 149,824 | 2015 | 2014 | 0 | 0 | 0 | 18.00 | 82.00 |

1 MANUF 1 – 100% - 2015 Heated Area: 1512 HX Base Yr 2015




202 SE SHARON LN, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/21/2023 MLU |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

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### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 2 | Tax Dist: | |
| BUILDING MARKET VALUE | | 122,856 |
| TOTAL MARKET OB/XF VALUE | | 6,420 |
| TOTAL LAND VALUE - MARKET | | 22,500 |
| TOTAL MARKET VALUE | | 151,776 |
| SOH/AGL Deduction | | 71,564 |
| ASSESSED VALUE | | 80,212 |
| TOTAL EXEMPTION VALUE | HX HB | 50,000 |
| BASE TAXABLE VALUE | | 30,212 |
| TOTAL JUST VALUE | | 151,776 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 151,776 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 32489 | M H | 720 | 11/25/2014 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1278/0319 | 7/23/2014 | WD | Q | V | 03 | 12,900 |
| GRANTOR: BIRDA BELL | | | | | | |
| GRANTEE: DANIEL W ZELEWSKI | | | | | | |
| 1114/1718 | 2/15/2007 | WD | Q | V | 03 | 15,000 |
| GRANTOR: LENVIL DICKS | | | | | | |
| GRANTEE: BIRDA BELL | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W56 S27 E56 N27$.

## 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 | 0060 | CARPORT F | 0 | 100 | 18 | 20 | 360.00 | UT | 3.50 | 3.50 | 100 | 2014 | 2014 | 3 | 100 | 1,260 | |
| 2 | 0296 | SHED METAL | 0 | 100 | 10 | 20 | 200.00 | UT | 9.00 | 9.00 | 100 | 2014 | 2014 | 3 | 100 | 1,800 | |
| 3 | 9947 | Septic | 0 | 100 | 0 | 0 | 1.00 | UT | 3,000.00 | 3,000.00 | 100 | | | 3 | 100 | 3,000 | |
| 4 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 180.00 | UT | 2.00 | 2.00 | 100 | 2014 | 2014 | 3 | 100 | 360 | |

## LAND DESCRIPTION

TOTAL OB/XF 6,420

| 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 | | RMH-1 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 22,500.00 | 22,500.00 | 22,500 | | | | | | | |

REVIEW DATE 04/20/2017 BY BC Total Acres: 1.00 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 12/11/2024 BY SYS