COMM SW COR OF SEC, N 659.88 FT
1107.29 FT, E 992.72 FT, N 876.7
OF SW1/4, E ALONG N LINE 355.16

MABILE PAUL G/MABILE RHONDA F
944 SW HOPE HENRY ST
LAKE CITY, FL 32024

2025

14-4S-16-02985-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

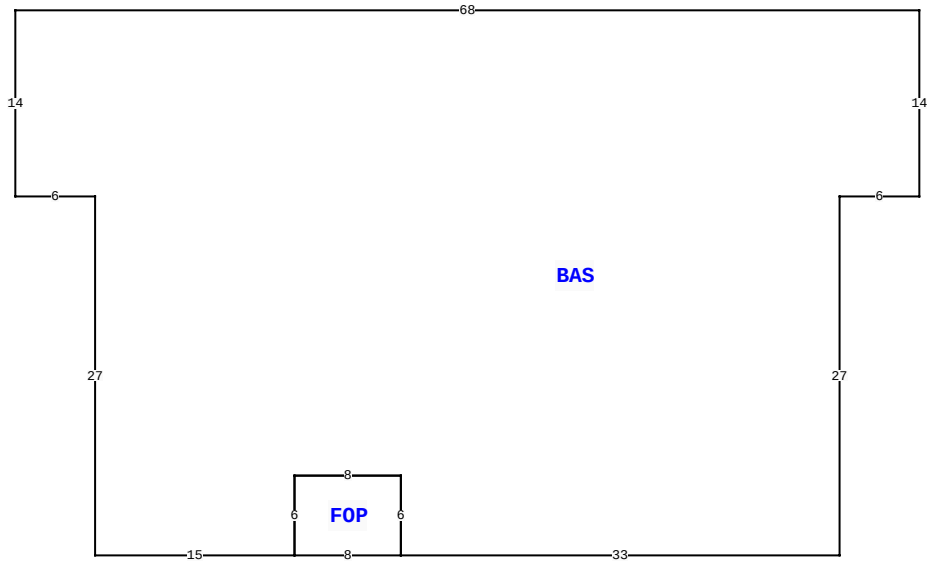
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	14416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,416	100		2,416	193,479
FOP	48	35		17	1,361
TOTALS	2,464			2,433	194,840

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,433	113.9000	101.37	246,633	2014	2014	0	0	0	21.00	79.00

1 MANUF 1 – 100% - 2017 Heated Area: 2416 HX Base Yr 2017



944 SW HOPE HENRY ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		194,840
TOTAL MARKET OB/XF VALUE		24,860
TOTAL LAND VALUE - MARKET		229,500
TOTAL MARKET VALUE		237,950
SOH/AGL Deduction		108,441
ASSESSED VALUE		129,509
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		78,787
TOTAL JUST VALUE		449,200
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		452,051

SALE:1:1: DEED CLEARING TITLE

SALE:2:1: 80 AC @ $1500/AC. MKT=$800/AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40900	M H	0	11/18/2020
31659	M H	784	12/20/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1487/1	3/16/2023	LE	U	I	14	100
GRANTOR: MABILE PAUL G						
GRANTEE: MABILE PAUL G (ENH						
1182/2338	10/20/2009	WD	U	I	30	998,400
GRANTOR: MABILE MEADOWS DEVELO						
GRANTEE: PAUL & RHONDA MABIL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W68 S14 E6 S27 E15 FOP= E8 N6 W8 S6$ N6 E8 S6 E33 N27 E6 N14$.

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	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	5,000	
2	0060	CARPORT F	0	100	20	30	600.00	UT	3.50	3.50	100	2014	2014	3	100	2,100	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
4	0261	PRCH, UOP	0	100	40	12	480.00	UT	7.00	7.00	100	2014	2014	3	100	3,360	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 24,860

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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	50.00	AC		1.00	1.00	1.00	275.00	275.00	13,750							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	50.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	225,000							

REVIEW DATE 11/18/2024 BY KS Total Acres: 51.00 Total Land Value: 18,250 Market: 225,000 Agricultural: 13,750 Common: 4,500 PRINTED 04/09/2025 BY SYS