

DAVIS SHAWN JOSEPH
569 SE SETH NETTLES DR
LAKE CITY, FL 32025

35-4S-17-09030-037

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1									
ELEMENT	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION BY	STANDARD														
Exterior Wall	31	VINYL SID	100	0800	02	2,164	113.9000	37.59	81,345	2010	2009	0	0	0	24.00	76.00	Tax Group: 3												
Roof Structur	03	GABLE/HIP	100	1 MOBILE HME - 100% - 2018										HX Base Yr 2018					Tax Dist:										
Roof Cover	03	COMP SHNGL	100	76 27 28 20 14 14 20 48 BAS 2009 FSP 2010										BUILDING MARKET VALUE					61,822										
Interior Wall	05	DRYWALL	100											TOTAL MARKET OB/XF VALUE					3,800										
Interior Floo	14	CARPET	90											TOTAL LAND VALUE - MARKET					16,200										
Interior Floo	08	SHT VINYL	10											TOTAL MARKET VALUE					81,822										
Air Condition	03	CENTRAL	100											SOH/AGL Deduction					1,961										
Heating Type	04	AIR DUCTED	100											ASSESSED VALUE					79,861										
Bedrooms		3	100											TOTAL EXEMPTION VALUE					HX HB 50,000										
Bathrooms		2	100											BASE TAXABLE VALUE					29,861										
Stories	1.	1.	100											TOTAL JUST VALUE					81,822										
Architectual	01	CONV	100											INCOME VALUE															
Units		0	100	PREVIOUS YEAR MKT VALUE					82,242																				
Condition Adj	03	03	100	XF0B:1:1: TALLO MH																									
Kitchen Adjus	01	01	100																										
Quality	05	05																											
DOR CODE	0200	MOBILE HOME																											
MAP NUM		MKT AREA			02																								
NEIGHBORHOOD	35417.00			1.00																									
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																									
BAS	2,052	100	2,052	58,623																									
FSP	280	40	112	3,200																									
TOTALS	2,332		2,164	61,822																									
EXTRA FEATURES										655 SE HOPEFUL Dr, LAKE CITY																			
L N	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													
5	0294	SHED WOOD/	0 100	12	12	1.00	UT	0.00	0.00	100	0	0	3	100	200														
8	0294	SHED WOOD/	0 100	12	30	360.00	UT	10.00	10.00	100	2012	2012	3	100	3,600														
LAND DESCRIPTION										TOTAL OB/XF										3,800									
L N	USE CODE	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV						
1	0200	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,700.00	11,700.00	11,700													
2	9945	WELL/SEPT	100		A-1	0.00	0.00	1.00	UT		1.00	1.00	1.00	3,250.00	3,250.00	3,250													
3	9947	SEPTIC	0			0.00	0.00	1.00	UT		1.00	1.00	1.00	1,250.00	1,250.00	1,250													
REVIEW DATE	07/14/2017	BY	DF	Total Acres: 1.00		Total Land Value: 16,200		Market: 0		Agricultural: 0		Common: 16,200		PRINTED 10/07/2021															