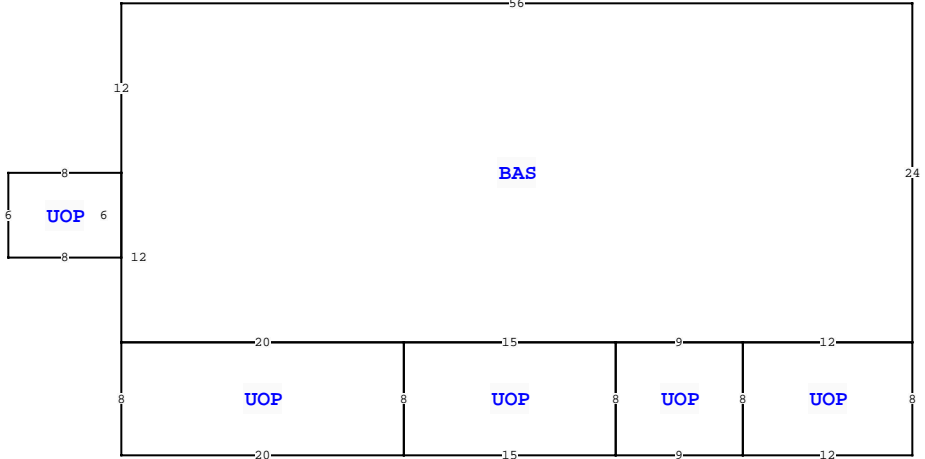


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architctual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	100000.10 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,344	100
UOP	48	25
UOP	72	25
UOP	96	25
UOP	120	25
UOP	160	25
TOTALS	1,840	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	- 100%	- 2019		Heated Area: 1344					HX Base Yr 2019	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			32,477
TOTAL MARKET OB/XF VALUE			8,700
TOTAL LAND VALUE - MARKET			18,000
TOTAL MARKET VALUE			59,177
SOH/AGL Deduction			29,501
ASSESSED VALUE			29,676
TOTAL EXEMPTION VALUE	HX HB DX SX		29,676
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			59,177
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			58,042
SALE:2:1: LOT 31 THREE RIVERS UNIT 10 WITH MH			
XFOB:1:1: PEACHTREE ID#PSHGA7314 A & B			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048059	Electrical Servic	0	09/08/2023

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	29,734
UOP	48	25		12	266
UOP	72	25		18	398
UOP	96	25		24	531
UOP	120	25		30	664
UOP	160	25		40	885
TOTALS	1,840			1,468	32,477

916 SW MONTANA ST, FORT WHITE

BLD DATE		LGL DATE	04/30/2024	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	100	12	12	1.00	UT	0.00	0.00	100
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
0807/1966	6/23/1995	WD Q	Q	I	
GRANTOR: EDWARD J & ANNE O'BRI					
GRANTEE: KAREN MIRANDA					
0772/1969	3/26/1993	WD U	I		
GRANTOR: WILLIAM T CAREY					
GRANTEE: EDWARD O'BRIEN					

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GRANTOR: WILLIAM T CAREY					
GRANTEE: EDWARD O'BRIEN					

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W56 S12 UOP= W8 S6 E8 N6\$ S12 UOP= S8 E20 N8 W20\$ E20											
UOP= S8 E15 N8 W15 \$ E15 UOP= S8 E9 N8 W9\$ E9 UOP= S8 E12 N8											
W12\$ E12 N24 \$.											

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000							