

LOT 94 UNIT 21 THREE RIVERS ESTA
741-1263, 866-1428, 913-1138, AG

ELLIS ANDREW/HALE HAVEN MANAGEMENT INC
1623 CHARLOTTE VALLEY ROAD
SUMMIT, NY 12175

2026

00-00-00-01355-094



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0200MOBILE HOME	
MAP NUM		02
NEIGHBORHOOD/LOC	100000.21	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100		784	20,114
TOTALS	784			784	20,114

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0296	SHED METAL	0	0	0	0	1.00	UT	0.00
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0200	C	MBL HM	0		00	0.00	0.00	1.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	784	106.9000	64.14	50,286	1980	1980	0	0	0	60.00	40.00
2 MOBILE HME 0% - 2025 Heated Area: 784 HX Base Yr												
14 56 BAS 56 14												
639 SW TRENTON TER, FORT WHITE												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
04/30/2024 MLU												

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
1	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

TOTAL OB/XF												
7,200												

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		20,114	
TOTAL MARKET OB/XF VALUE		7,200	
TOTAL LAND VALUE - MARKET		18,000	
TOTAL MARKET VALUE		45,314	
SOH/AGL Deduction		0	
ASSESSED VALUE		45,314	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		45,314	
TOTAL JUST VALUE		45,314	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		45,314	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050219	Electrical Servic	0	06/26/2024
34663	RECONNECT	75	11/16/2016
24135	M H	275	02/13/2006
17072	M H	125	06/12/2000

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1507/1248	1/30/2024	WD	Q	I	01	49,900	
GRANTOR: MIMM JOHN							
GRANTEE: ELLIS ANDREW							
1507/1246	1/30/2024	WD	U	I	11	100	
GRANTOR: RESULTS REALTY OF NOR							
GRANTEE: MIMM JOHN							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W56 S14 E56 N14\$.									