

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																				
Exterior Wall	31	VINYL SID 100	0201	02	1,884	115.9000	108.95	205,262	2003	2003	0	0	0	45.00	55.00	VALUATION BY																				
Roof Structur	03	GABLE/HIP 100	1 MANUF 1 - 100% - 2004													STANDARD																				
Roof Cover	12	MODULAR MT 100	Heated Area: 1584													HX Base Yr 2004																				
Interior Wall	05	DRYWALL 100														Tax Group: 2																				
Interior Floo	14	CARPET 90														Tax Dist:																				
Interior Floo	08	SHT VINYL 10														BUILDING MARKET VALUE																				
Air Condition	03	CENTRAL 100														TOTAL MARKET OB/XF VALUE																				
Heating Type	04	AIR DUCTED 100														TOTAL LAND VALUE - MARKET																				
Bedrooms		3 100														TOTAL MARKET VALUE																				
Bathrooms		3 100														SOH/AGL Deduction																				
Stories	1.	1. 100														ASSESSED VALUE																				
Architectual	01	CONV 100														TOTAL EXEMPTION VALUE																				
Units		0 100														HX HB																				
Condition Adj	03	03 100														BASE TAXABLE VALUE																				
Kitchen Adjus	01	01 100														TOTAL JUST VALUE																				
																NCON VALUE																				
																INCOME VALUE																				
																PREVIOUS YEAR MKT VALUE																				
Quality	05	05	SALE:1:1: LOT 17																																	
DOR CODE	0200	MOBILE HOME	LAND:1:1: .50 AC																																	
MAP NUM		MKT AREA																																		
NEIGHBORHOOD/LOC	3416.0100	1.00/																																		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																															
BAS	1,584	100		1,584	94,917																															
UGR	480	45	2024	216	12,943																															
UOP	144	25		36	2,157																															
UOP	192	25		48	2,877																															
TOTALS	2,400			1,884	112,894																															
EXTRA FEATURES					293 SW ALOE CT, LAKE CITY										BLD DATE					LGL DATE																
															XF DATE					LAND DATE																
															INC DATE					AG DATE																
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	04/21/2023 MLU																			
1	0294	SHED WOOD/	0 100	12	24	1.00	UT	0.00	0.00	100	1995	1995	3	100	1,200																					
2	0296	SHED METAL	0 100	10	12	120.00	UT	12.00	12.00	100	2007	2007	3	100	1,440																					
3	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																					
4	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	1,600																					
5	0070	CARPORT UF	0 100	18	20	360.00	UT	2.50	2.50	100	2007	2007	3	100	900																					
6	0070	CARPORT UF	0 100	18	20	360.00	UT	2.50	2.50	100	2007	2007	3	100	900																					
7	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,500																					
LAND DESCRIPTION																	TOTAL OB/XF										14,540									
L N	USE CODE	CLS	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	C	MBL HM	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500																			
REVIEW DATE 09/22/2023 BY KS Total Acres: 0.55 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 08/01/2025 BY SYS																																				