



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN 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
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		MKT AREA 02			
NEIGHBORHOOD/LOC		11517.020 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	168	100		168	10,240
BAS	1,944	100		1,944	118,500
UOP	48	25		12	732
TOTALS		2,160		2,124	129,472

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00
2	0296	SHED METAL	0	100	0	0		1.00	UT 0.00
3	9945	Well/Sept	0	100	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	100		A-1	0.00	0.00	5.06

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0201	02	2,124	117.9000	110.83	235,403	1999	1999	0	0	0	45.00	55.00	
1 MANUF 1		100% - 2001		Heated Area: 2112					HX Base Yr 2001				
269 SE INSPIRATION CT, LAKE CITY													
BLD DATE XF DATE INC DATE													
										LGL DATE LAND DATE		05/20/2024	MLU

TOTAL OB/XF												
9,000												

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		3
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 3				Tax Dist:			
BUILDING MARKET VALUE				129,472			
TOTAL MARKET OB/XF VALUE				9,000			
TOTAL LAND VALUE - MARKET				50,600			
TOTAL MARKET VALUE				189,072			
SOH/AGL Deduction				98,947			
ASSESSED VALUE				90,125			
TOTAL EXEMPTION VALUE				HX HB VX 55,722			
BASE TAXABLE VALUE				34,403			
TOTAL JUST VALUE				189,072			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				189,072			
SALE:1:1: 10 AC--MULTI PRCL SALE							
PRMT:1:1: TOWNSEND							