

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	STANDARD																
Exterior Wall	31	VINYL SID 100	0800	02	1,248	113.9000	68.34	85,288	1992	1992	0	0	0	60.00	40.00	VALUATION BY																
Roof Structur	03	GABLE/HIP 100	4 MOBILE HME - 0% - 0										Heated Area: 1248					HX Base Yr					Tax Group: 3					Tax Dist:				
Roof Cover	03	COMP SHNGL 100	24 52 24 52 BAS										BUILDING MARKET VALUE					34,115														
Interior Wall	05	DRYWALL 100											TOTAL MARKET OB/XF VALUE					11,000														
Interior Floo	14	CARPET 90											TOTAL LAND VALUE - MARKET					40,000														
Interior Floo	08	SHT VINYL 10											TOTAL MARKET VALUE					85,115														
Air Condition	03	CENTRAL 100											SOH/AGL Deduction					12,614														
Heating Type	04	AIR DUCTED 100											ASSESSED VALUE					72,501														
Bedrooms		3 100											TOTAL EXEMPTION VALUE					0														
Bathrooms		2 100											BASE TAXABLE VALUE					72,501														
Stories	1.	1. 100											TOTAL JUST VALUE					85,115														
Architectual Units	01	CONV 100 0 100											NCON VALUE					0														
Quality		05 05	INCOME VALUE										PREVIOUS YEAR MKT VALUE					78,361														
DOR CODE		0200	MOBILE HOME																													
MAP NUM			MKT AREA															02														
NEIGHBORHOOD/LOC		14716.010	1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS	1,248	100		1,248	34,115																											
TOTALS		1,248		1,248	34,115																											
EXTRA FEATURES										432 SW RANDOLPH CT, FORT WHITE										05/14/2024 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	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,000																
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000																