



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										0202 02 1,296 113.5000 112.36 145,619 2023 2023 0 0 0 3.00 97.00										STANDARD									
Exterior Wall 00 N/A 0										1 MANUF 2 100% - 2025										Heated Area: 1296 HX Base Yr 2025									
Roof Structure 03 GABLE/HIP 100										27 48 27 BAS2024										VALUATION BY									
Roof Cover 03 COMP SHNGL 100																				Tax Group: 3 Tax Dist:									
Interior Wall 05 DRYWALL 100																				BUILDING MARKET VALUE 141,250									
Interior Floor 08 SHT VINYL 50																				TOTAL MARKET OB/XF VALUE 0									
Interior Floor 14 CARPET 50																				TOTAL LAND VALUE - MARKET 25,000									
Air Condition 03 CENTRAL 100																				TOTAL MARKET VALUE 166,250									
Heating Type 04 AIR DUCTED 100																				SOH/AGL Deduction 55,947									
Bedrooms 3 100																				ASSESSED VALUE 110,303									
Bathrooms 2 100																				TOTAL EXEMPTION VALUE HX HB WX 55,722									
Frame 01 NONE 100																				BASE TAXABLE VALUE 54,581									
Stories 1. 1. 100										TOTAL JUST VALUE 166,250																			
Units 0 100										NCON VALUE 0																			
Condition Adj 03 03 100										INCOME VALUE																			
Kitchen Adj 01 01 100										PREVIOUS YEAR MKT VALUE 167,707																			
Quality 05 05										LAND:1:1: 1.55 AC DOR 1994																			
DOR CODE 0200 MOBILE HOME										SALE:1:1: LOT 49 CEDAR SPRINGS SHORES																			
MAP NUM MKT AREA 02										PERMIT NUM DESCRIPTION AMT ISSUED																			
NEIGHBORHOOD/LOC 18716.010 1.00/										000047987 Mobile Home 08/24/2023																			
AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE										SALES DATA																			
BAS 1,296 100 2024 1,296 141,250										OFF RECORD Number DATE TYPE INST Q / V I / RSN CD SALE PRICE																			
TOTALS 1,296 1,296 141,250										0772/0361 3/08/1993 WD Q V 5,500																			
EXTRA FEATURES										GRANTOR: SUWANNEE COL INVSTMT																			
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										GRANTEE: EARL P SMARR																			
LAND DESCRIPTION										BUILDING NOTES																			
TOTAL OB/XF 0										BUILDING DIMENSIONS																			
BAS=[YR=2024;ORIG=10,11] E48 S27 W48 N27 \$																													
REVIEW DATE 11/15/2023 BY JB										PRINTED 11/05/2025 BY SYS																			