



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1				3								
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		0800	02	924	104.9000	62.94	58,157	1982	1982	0	0	0	60.00	40.00	VALUATION BY										STANDARD														
Roof Structur		03	GABLE/HIP 100		2 MOBILE HME 100% - 2019										Heated Area: 924										HX Base Yr 2019										Tax Group: 3				Tax Dist:			
Roof Cover		01	MINIMUM 100		14 66 14 66 BAS										BUILDING MARKET VALUE										23,263																	
Interior Wall		05	DRYWALL 100												TOTAL MARKET OB/XF VALUE										7,500																	
Interior Floo		14	CARPET 90												TOTAL LAND VALUE - MARKET										14,000																	
Interior Floo		08	SHT VINYL 10												TOTAL MARKET VALUE										44,763																	
Air Condition		03	CENTRAL 100												SOH/AGL Deduction										17,341																	
Heating Type		04	AIR DUCTED 100												ASSESSED VALUE										27,422																	
Bedrooms			2 100												TOTAL EXEMPTION VALUE										HX HB 25,000																	
Bathrooms			1 100												BASE TAXABLE VALUE										2,422																	
Stories		1.	1. 100												TOTAL JUST VALUE										44,763																	
Architectual Units		01	CONV 100 0 100												NCON VALUE										0																	
															INCOME VALUE																											
															PREVIOUS YEAR MKT VALUE										44,763																	
Quality		05	05																																							
DOR CODE		0200	MOBILE HOME																																							
MAP NUM			MKT AREA												03																											
NEIGHBORHOOD/LOC		28216.020	1.00/																																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																					
BAS	924	100		924	23,263																																					
TOTALS		924		924	23,263																																					
EXTRA FEATURES					472 NW REBEL PL, LAKE CITY										BLD DATE				LGL DATE		04/22/2025		MLU																			
															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																											
1	9945	Well/Sept	0 100	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																												
2	0294	SHED WOOD/	0 100	0 0	1.00	UT	500.00	500.00	100	2023	2022		100	500																												
LAND DESCRIPTION					TOTAL OB/XF										7,500																											
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	14,000.00	14,000.00	14,000																									
REVIEW DATE	04/10/2023	BY	kellen	Total Acres: 0.97	Total Land Value: 14,000	Market: 0	Agricultural: 0	Common: 14,000	PRINTED 11/07/2025 BY SYS																																	