

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																	
Exterior Wall	31	VINYL SID 100																		0800	02	1,188	113.9000	68.34	81,188	2004	2004	0	0	0	57.00	43.00	VALUATION BY				STANDARD												
Roof Structur	03	GABLE/HIP 100																		1 MOBILE HME 100% - 2013										Heated Area: 1188										HX Base Yr 2013									
Roof Cover	03	COMP SHNGL 100																		27 44 27 BAS 44																													
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		32516.030 1.00/																																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																												
BAS	1,188	100		1,188	34,911																																												
TOTALS		1,188				1,188		34,911																				BLD DATE		LGL DATE		04/07/2025					MLU												
EXTRA FEATURES										1646 SW SUNVIEW ST, FORT WHITE										XF DATE		LAND 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	0296	SHED METAL	0	100	0	0	1.00	UT	1,200.00	1,200.00	50	2014	2014	3	50	600																																	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																																	