

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|----------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 51 | LOG 100 | |
| Roof Structur | 03 | GABLE/HIP 100 | |
| Roof Cover | 14 | PREFIN MT 100 | |
| Interior Wall | 06 | CUST PANEL 100 | |
| Interior Floor | 12 | HARDWOOD 100 | |
| Air Condition | 03 | CENTRAL 100 | |
| Heating Type | 04 | AIR DUCTED 100 | |
| Bedrooms | | 1 100 | |
| Bathrooms | | 1 100 | |
| Frame | 01 | NONE 100 | |
| Stories | | 1. 1. 100 | |
| Condition Adj | 03 | 03 100 | |
| Kitchen Adjus | 01 | 01 100 | |
| Quality | 07 | 07 | |
| DOR CODE | 0200 MOBILE HOME | | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 100000.03 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 200 | 100 | 2026 |
| FOP | 60 | 35 | 2026 |
| TOTALS | 260 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--------------------|-------|-----------|-------------|----------------|--------------------------------|-----|------------|------|------|------|--------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 1 | MANUF | 2 | 0% | - 2026 | Heated Area: 200 | | HX Base Yr | | | | | | |
| | | | | | | | | | | | | | |
| TOTALS | 260 | | 221 | 19,025 | 230 SW MANATEE TER, FORT WHITE | | 04/14/2026 | | MLU | | | | |

| COLUMBIA COUNTY PROPERTY | | | |
|---------------------------|-----------|----------|--|
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | 19,025 | | |
| TOTAL MARKET OB/XF VALUE | 12,600 | | |
| TOTAL LAND VALUE - MARKET | 24,000 | | |
| TOTAL MARKET VALUE | 55,625 | | |
| SOH/AGL Deduction | 0 | | |
| ASSESSED VALUE | 55,625 | | |
| TOTAL EXEMPTION VALUE | 0 | | |
| BASE TAXABLE VALUE | 55,625 | | |
| TOTAL JUST VALUE | 55,625 | | |
| NCON VALUE | 21,425 | | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | 28,200 | | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 37332 | PUMP/UTPOL | 50 | 10/17/2018 |

| SALES DATA | | | | | | |
|-------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1534/945 | 2/20/2025 | WD | U | I | 35 | 149,000 |
| GRANTOR: HART JACQUELINE ANNE | | | | | | |
| GRANTEE: SCHWARTZ LYNN B | | | | | | |
| 1488/1290 | 4/14/2023 | WD | U | I | 35 | 130,000 |
| GRANTOR: NICHOLS KATHLEEN M | | | | | | |
| GRANTEE: HART JACQUELINE ANN | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | | | | | | | |
|----------------|------------|-------------|-----|-----|---|---|-------|----|----------|----------------|-----------|---------|-------------|--------------------|--------|-----------------|-------|
| 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 | 0294 | SHED WOOD/ | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 5,000 | |
| 2 | 0080 | DECKING | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 600 | |
| 3 | 9945 | Well/Sept | 0 | 0 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| | | | | | | | | | | | | | | TOTAL OB/XF 12,600 | | | |

| BUILDING NOTES | | | | | | | | | | | | | |
|---------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BLD DATE XF DATE INC DATE | | | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2026;ORIG=10,10] S10 E20 N10 W20 \$ FOP=[YR=2026;ORIG=30,10] S10 E6 N10 W6 \$ | | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | | | TOTAL OB/XF 12,600 | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|--------------------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH 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 | 0 | | | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 24,000.00 | 24,000.00 | 24,000 | | | | | | | |