

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	02	ROLL COMP	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	08	SHT VINYL	100
Interior Floor	00	N/A	0
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
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.21 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	240	100	2022
TOTALS	240		240
			10,151

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
0201	02	240	80.1000	76.90	18,456	1999	1999	0	0	45.00	55.00												
2 MANUF 1		100% - 2022		Heated Area: 240		HX Base Yr 2022																	
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="color: blue; font-weight: bold;">BAS 2022</span> </div>																							
<table border="1" style="width: 100%;"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>04/14/2026</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td>MLU</td> </tr> </table>												BLD DATE		LGL DATE		XF DATE		LAND DATE	04/14/2026	INC DATE		AG DATE	MLU
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			10,151
TOTAL MARKET OB/XF VALUE			7,600
TOTAL LAND VALUE - MARKET			36,000
TOTAL MARKET VALUE			53,751
SOH/AGL Deduction			23,884
ASSESSED VALUE			29,867
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			4,867
TOTAL JUST VALUE			53,751
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			45,738

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050779	Right-of-Way Acce		09/10/2024
000050783	Storage Building	41,500	09/10/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1424/1788	11/20/2020	WD	Q	I	01	32,000
GRANTOR: JAMES ANDERSON & CANO						
GRANTEE: HALEY & TAMARA WAGE						
1215/1440	6/27/2012	QC	U	V	11	100
GRANTOR: ROMMA LEON WINGROVE &						
GRANTEE: JAMES ANDERSON & CA						

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	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2022	2021		100	7,000	

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2022;ORIG=16,12] E30 S8 W30 N8 \$

LAND DESCRIPTION															TOTAL OB/XF									
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	100		A-1	0.00	0.00	1.50	LT		1.00	1.00	1.00	24,000.00	24,000.00	36,000							