

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.23 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,108	100	
TOTALS	2,108		2,108 237,213

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
3	MANUF	3	100%	- 2022	Heated Area: 2108		HX Base Yr 2022				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		237,213	
TOTAL MARKET OB/XF VALUE		20,400	
TOTAL LAND VALUE - MARKET		48,000	
TOTAL MARKET VALUE		305,613	
SOH/AGL Deduction		240,872	
ASSESSED VALUE		64,741	
TOTAL EXEMPTION VALUE	HX HB	39,741	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		305,613	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		305,984	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
41201	M H		01/26/2021
13758	M H	75	03/13/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1316/0487	6/03/2016	QC	U	I	11	100
GRANTOR: RAYMOND E GERNER JR						
GRANTEE: RAYMOND E GERNER JR						
1059/0723	9/16/2005	WD	Q	I		120,000
GRANTOR: NELSON						
GRANTEE: GERNER						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0140	CLFENCE	6	0	100	0	0		1.00	0.00
2	0040	BARN, POLE	0	100	0	0			1.00	0.00
3	9945	Well/Sept	0	100	0	0			1.00	7,000.00
4	0031	BARN, MT AE	0	100	21	18			1.00	0.00
5	0296	SHED METAL	0	100	0	0			1.00	600.00
6	9947	Septic	0	100	0	0			1.00	3,000.00
7	0070	CARPORT UF	0	100	0	0			1.00	300.00

TOTAL OB/XF												20,400			
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							04/14/2026	MLU		

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[ORIG=19,9] E68 S31 W68 N31 \$									

LAND DESCRIPTION										TOTAL OB/XF										20,400				
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	100.00	400.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							
2	0000	C	VAC RES	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							