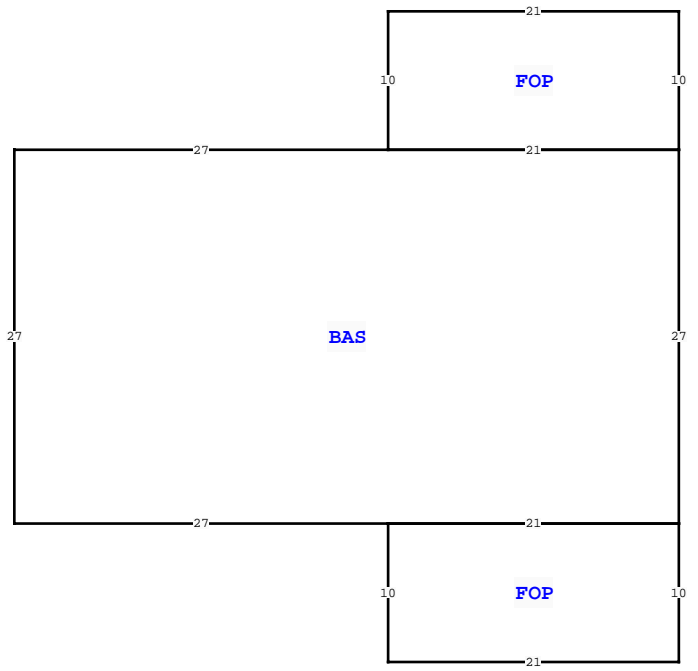


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	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	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	16.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,296	100	
FOP	210	35	
FOP	210	35	
TOTALS	1,716		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,444	119.0000	111.86	161,526	1992	2005	0	0	45.00	55.00		
1 MANUF 1 0% - 2026 Heated Area: 1296 HX Base Yr													



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	4	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 4		Tax Dist:				
BUILDING MARKET VALUE		88,839				
TOTAL MARKET OB/XF VALUE		8,000				
TOTAL LAND VALUE - MARKET		52,200				
TOTAL MARKET VALUE		149,039				
SOH/AGL Deduction		0				
ASSESSED VALUE		149,039				
TOTAL EXEMPTION VALUE		0				
BASE TAXABLE VALUE		149,039				
TOTAL JUST VALUE		149,039				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		75,860				
XFOB:2:1: HOMES OF MERIT MH						
SALE:1:1: \$.70 STAMPS						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1544/566	7/02/2025	WD Q	Q	I	01	220,000
GRANTOR: BLUEBERRY HILL PROPER						
GRANTEE: CRB INVESTMENTS PRO						
1441/1842	7/06/2021	WD U	I	11		100
GRANTOR: SNIDER KEN R						
GRANTEE: BLUEBERRY HILL PROP						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W27 S27 E27 FOP= S10 E21 N10 W21\$ E21 N27 FOP= N10W21 S10 E21\$ W21\$.						

EXTRA FEATURES														BLD DATE		LGL 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	LAND DATE	AG DATE
1	0021	BARN,FR AE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500		05/06/2026	MLU
2	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	500			
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000			
TOTALS														1,444		88,839			

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	0102	C	SFR/MH	0		00	0.00	0.00	2.86	AC		1.00	1.00	1.00	14,500.00	14,500.00	41,470							
2	0000	C	VAC RES	0		00	0.00	0.00	0.74	AC		1.00	1.00	1.00	14,500.00	14,500.00	10,730							