

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
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 Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	1617.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,140	100	
TOTALS	1,140		1,140
			110,937

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0201	02	1,140	113.9000	109.34	124,648	2019	2019	0	0	11.00	89.00			
1 MANUF 1 100% - 2023 Heated Area: 1140 HX Base Yr 2023														
894 SE BALD EAGLE LOOP, LAKE CITY														
				BLD DATE					LGL DATE					
				XF DATE					LAND DATE	05/06/2026	MLU			
				INC DATE					AG DATE					

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			110,937	
TOTAL MARKET OB/XF VALUE			7,000	
TOTAL LAND VALUE - MARKET			55,380	
TOTAL MARKET VALUE			173,317	
SOH/AGL Deduction			22,899	
ASSESSED VALUE			150,418	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			99,007	
TOTAL JUST VALUE			173,317	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			160,675	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38275	M H	463	06/25/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1370/1883	10/12/2018	WD	Q	V	01	27,000
GRANTOR: PATRICIA ANN ESTES						
GRANTEE: LOWELL A GREEN & AM						
1155/1905	7/31/2008	QC	Q	V	01	0
GRANTOR: JOHN ESTES						
GRANTEE: PATRCIA ESTES						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W76 S15 E76 N15\$.	

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	9946	Well	0	100	0	0	1.00	UT	4,000.00	100			3	100	4,000	
2	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100			3	100	3,000	
TOTAL OB/XF 7,000																

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			0.00	0.00	5.68	AC		1.00	1.00	0.75	13,000.00	9,750.00	55,380							