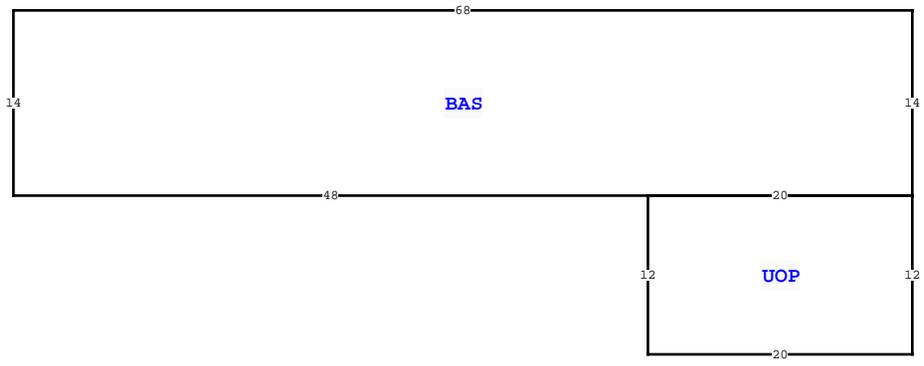


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural	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	01
NEIGHBORHOOD/LOC	2415.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	952	100	
UOP	240	25	
TOTALS	1,192		1,012 28,794

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MOBILE HME	0%	- 2025									
			Heated Area: 952			HX Base Yr						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			28,794
TOTAL MARKET OB/XF VALUE			17,375
TOTAL LAND VALUE - MARKET			48,000
TOTAL MARKET VALUE			94,169
SOH/AGL Deduction			0
ASSESSED VALUE			94,169
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			94,169
TOTAL JUST VALUE			94,169
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			88,796
PRMT:2:1: 14X50 1993			
SALE:2:1: 10.01 ACRES (GRANTEE IS SON)			
BLDG:2:1: FLEETWOOD MH			
PRMT:1:1: 12X80 1993			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20767	M H	125	06/04/2003
20678	TR/TRAILER	75	05/05/2003
7031	M H	60	04/09/1993
7032	M H	60	04/09/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0982/1137	4/30/2003	WD	Q	I	01	20,000
GRANTOR: UNION PLANTERS BANK N						
GRANTEE: RICKY TATUM						
0948/0371	2/20/2002	CT	Q	I	01	100
GRANTOR: CLERK OF COURT						
GRANTEE: UNION PLANTERS BANK						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2005
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2005
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	
4	0060	CARPORT F	0	0	0	0	1.00	UT	750.00	750.00	50	2013
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	
6	0294	SHED WOOD/	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2024
7	0252	LEAN-TO W/	0	0	0	0	1.00	UT	500.00	500.00	100	2024

TOTAL OB/XF												
17,375												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0200	C	MBL HM	0		A-1	0.00	0.00	4.00	AC		1.00
2	0200	C	MBL HM	0		00	0.00	0.00	1.00	AC		1.00

BUILDING NOTES						
160 SW ORCHARD CT, LAKE CITY						
BLD DATE						
XF DATE						
INC DATE						
LGL DATE						
LAND DATE						
AG DATE						
04/22/2026 MLU						

BUILDING DIMENSIONS												
BAS= W68 S14 E48 UOP= S12 E20 N12 W20\$ E20 N14\$.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0200	C	MBL HM	0		A-1	0.00	0.00	4.00	AC		1.00
2	0200	C	MBL HM	0		00	0.00	0.00	1.00	AC		1.00