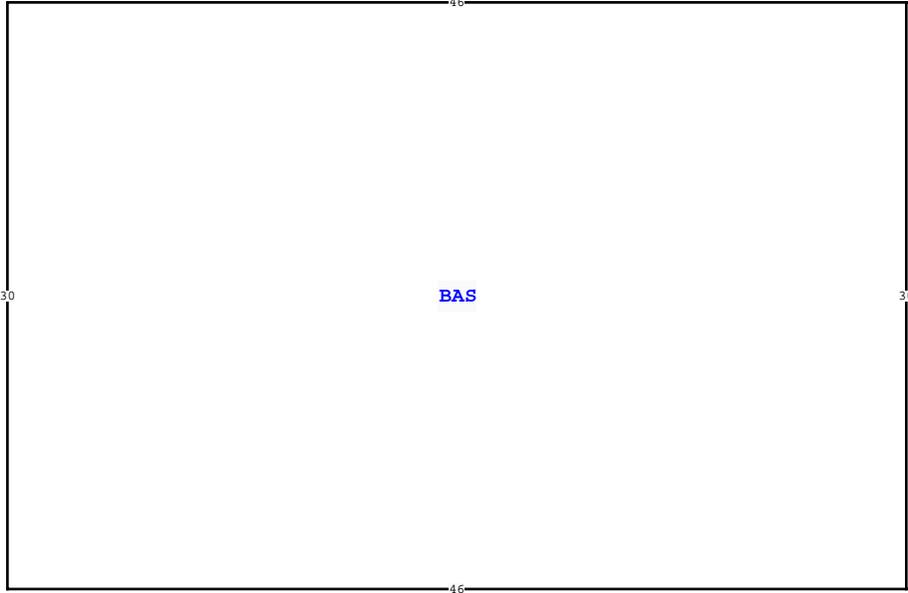


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Units		0	100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	50% - 2021									
					Heated Area: 1380			HX Base Yr 2021				



Quality	05	05			
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	3416.0200	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,380	100		1,380	138,264
TOTALS	1,380			1,380	138,264

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		138,264	
TOTAL MARKET OB/XF VALUE		2,699	
TOTAL LAND VALUE - MARKET		28,000	
TOTAL MARKET VALUE		168,963	
SOH/AGL Deduction		34,618	
ASSESSED VALUE		134,345	
TOTAL EXEMPTION VALUE	HA HAB	31,841	
BASE TAXABLE VALUE		102,504	
TOTAL JUST VALUE		168,963	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		174,902	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38293	M H	0	03/13/2020
38293	M H	400	06/28/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1422/1088	10/20/2020	WD Q	I	01		134,900
GRANTOR: IRONWOOD HOMES OF LAK						
GRANTEE: JESSICA ROBISON & S						
1040/0619	3/07/2005	WD Q	V	02		272,000
GRANTOR: MUSGROVE						
GRANTEE: IRONWOOD HOMES						

381 SW WHITETAIL CIR, LAKE CITY

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	0166	CONC, PAVMT	0	50	0	666.00	UT	2.25	2.25	100	2020	2020	3	100	1,499	
2	0169	FENCE/WOOD	0	100	0	1.00	UT	1,200.00	1,200.00	100	2024	2023		100	1,200	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W46 S30 E46 N30\$.												

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	50		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000								