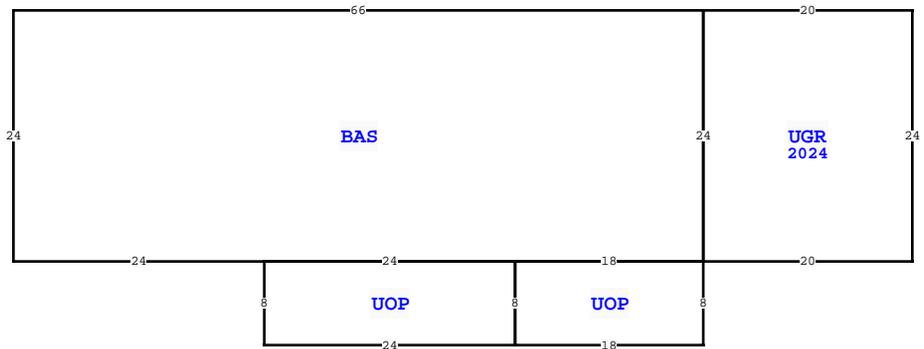


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Stories	1. 1. 100
Architectual	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,884	115.9000	111.26	209,614	2003	2003	0	0	45.00	55.00	
1 MANUF 1 100% - 2004 Heated Area: 1584 HX Base Yr 2004												



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	3416.0100	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,584	100		1,584	96,930
UGR	480	45	2024	216	13,218
UOP	144	25		36	2,203
UOP	192	25		48	2,937
TOTALS	2,400			1,884	115,288

293 SW ALOE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

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	0294	SHED WOOD/	0	100	12	24	1.00	UT	0.00	0.00	100	1995	1995	3	100	1,200	
2	0296	SHED METAL	0	100	10	12	120.00	UT	12.00	12.00	100	2007	2007	3	100	1,440	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	1,600	
5	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	100	2007	2007	3	100	900	
6	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	100	2007	2007	3	100	900	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,500	

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 2				Tax Dist:	
BUILDING MARKET VALUE				115,288	
TOTAL MARKET OB/XF VALUE				14,540	
TOTAL LAND VALUE - MARKET				22,500	
TOTAL MARKET VALUE				152,328	
SOH/AGL Deduction				63,315	
ASSESSED VALUE				89,013	
TOTAL EXEMPTION VALUE	HX HB			51,411	
BASE TAXABLE VALUE				37,602	
TOTAL JUST VALUE				152,328	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				145,934	
SALE:1:1: LOT 17					
LAND:1:1: .50 AC					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
20554	M H	125	03/27/2003		
10539	M H	125	12/07/1995		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0974/2461	2/11/2003	WD	Q	V		16,900
GRANTOR: BULLARD PROPERTIES IN						
GRANTEE: DARYL J & HAZEL V F						
0955/0878	4/23/2002	QC	Q	V	01	6,100
GRANTOR: JAMES K RODGERS						
GRANTEE: BULLARD PROPERTIES						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[ORIG=0,0] W66 S24 E24 E24 E18 N24 \$												
UOP=[ORIG=-42,24] S8 E24 N8 W24 \$												
UOP=[ORIG=-18,24] S8 E18 N8 W18 \$												
UGR=[YR=2024;ORIG=0,0] E20 S24 W20 N24 \$												

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500								