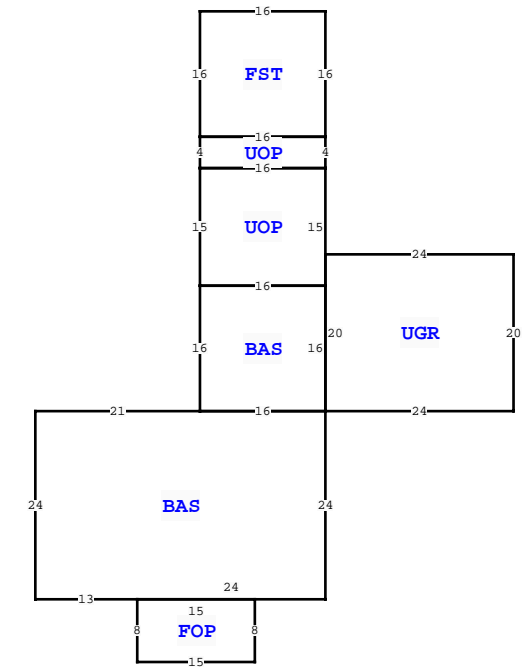


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
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		
0800	02	1,619	111.9000	67.14	108,700	1982	1982	0	0	60.00	40.00		
1 MOBILE HME 100% - 2022 Heated Area: 1144 HX Base Yr 2022													



Quality	05	05			
DOR CODE	0200 MOBILE HOME				
MAP NUM		06			
NEIGHBORHOOD/LOC	3417.0200 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	256	100		256	6,875
BAS	888	100		888	23,848
FOP	120	35		42	1,128
FST	256	55		141	3,787
UGR	480	45		216	5,801
UOP	64	25		16	430
UOP	240	25		60	1,611
TOTALS	2,304			1,619	43,480

174 SE RACHEL WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
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	0166	CONC,PAVMT	0	100	0	0			0.00	100	0	0	3	100	2,000	

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		RSF-1	0.00	0.00	2.00	LT		1.00	1.00	0.90	18,500.00	16,650.00	33,300							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		43,480	
TOTAL MARKET OB/XF VALUE		2,000	
TOTAL LAND VALUE - MARKET		33,300	
TOTAL MARKET VALUE		78,780	
SOH/AGL Deduction		25,861	
ASSESSED VALUE		52,919	
TOTAL EXEMPTION VALUE		HX HB 27,919	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		78,780	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		78,780	
XFOB:1:1: WOOD MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1415/0666	7/09/2020	WD	Q	I	01	40,000
GRANTOR: MAX CLODFELTER II						
GRANTEE: NICHOLAS MATTHEW SW						
1325/1328	11/07/2016	WD	Q	I	01	20,000
GRANTOR: RAE WINDHAM						
GRANTEE: MAX CLODFELTER II						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W21 S24 E13 FOP= S8 E15N8 W15\$ E24 N24 UGR= E24 N20 W24 S20\$ BAS= N16 UOP= N15 UOP= N4 FST= N16 W16 S16 E16\$ W16 S4 E16\$ W16 S15 E16\$ W16 S16 E16\$ W16\$.