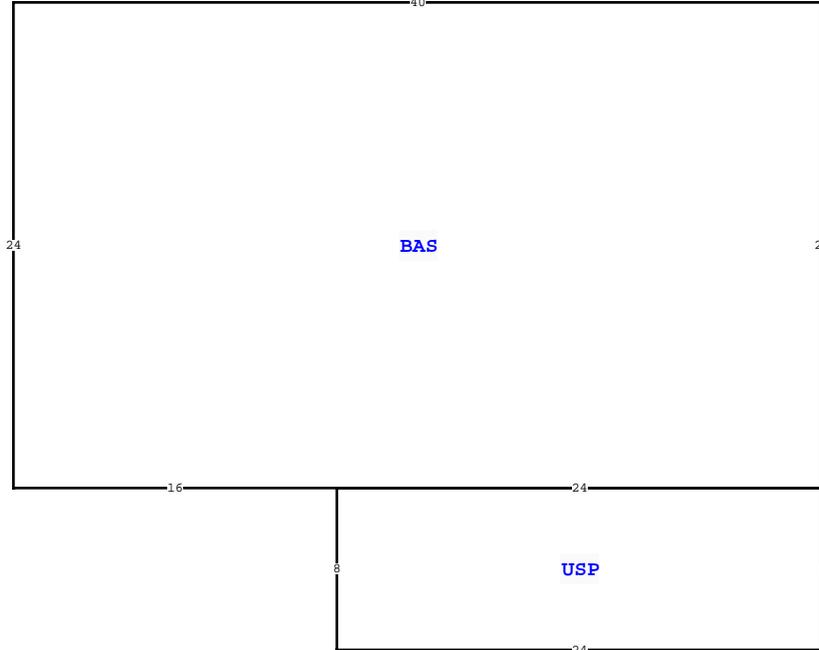


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	02	WINDOW	100
Heating Type	03	FORCED AIR	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	02	02	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
1	MOBILE HME	0%	0								
				Heated Area:	960	HX Base Yr					



Quality	03	03			
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	3417.0200 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	19,949
USP	192	35		67	1,392
TOTALS	1,152			1,027	21,341

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2			Tax Dist:
BUILDING MARKET VALUE			21,341
TOTAL MARKET OB/XF VALUE			4,000
TOTAL LAND VALUE - MARKET			14,800
TOTAL MARKET VALUE			40,141
SOH/AGL Deduction			6,814
ASSESSED VALUE			33,327
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			33,327
TOTAL JUST VALUE			40,141
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			40,141
XFOB:1:1: PACEN MH			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1246/0255	12/04/2012	WD	U	I	11	100
GRANTOR: GENE MILISAVIC						
GRANTEE: OLISA PROPERTIES LL						
1246/0256	11/21/2012	WD	U	I	11	100
GRANTOR: JODY MILISAVIC						
GRANTEE: OLISA PROPERTIES LL						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0251	LEAN TO W/	0	0	0	0	1.00	UT	0.00	0.00	100
2	0120	CLFENCE	4	0	0	0	1.00	UT	0.00	0.00	100
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100
4	0294	SHED WOOD/	0	0	10	12	120.00	UT	5.00	5.00	100
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100

212 SE OPAL WAY, LAKE CITY				BLD DATE		LGL DATE	
				XF DATE		LAND DATE	04/21/2023
				INC DATE		AG DATE	MLU

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W40 S24 E16 USP= S8 E24N8 W24\$ E24 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	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	0.80	18,500.00	14,800.00	14,800							