

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN 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		2	100
Stories	1.	1.	100
Architectual	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	06
NEIGHBORHOOD/LOC	3417.0200 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	
TOTALS	1,248		1,248

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MANUF	1	100% - 2012								
Heated Area: 1248						HX Base Yr 2012					
TOTALS	1,248		1,248	76,074							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		76,074	
TOTAL MARKET OB/XF VALUE		5,380	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		99,954	
SOH/AGL Deduction		56,949	
ASSESSED VALUE		43,005	
TOTAL EXEMPTION VALUE		25,000	
BASE TAXABLE VALUE		18,005	
TOTAL JUST VALUE		99,954	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		99,954	
BLDG:1:1: HOLLIDAY MH			
XFOB:1:1: HOLLIDAY M H			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041619	Roof Replacement	6,079	03/29/2021
13766	M H	125	03/17/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1189/1817	2/25/2010	AG U		I	40	89,500
GRANTOR: JOYCE L DEMARCO						
GRANTEE: AMBER IRENE JENKINS						
0975/0593	2/19/2003	WD Q		I		56,500
GRANTOR: NANCY J ADAMS						
GRANTEE: JOYCE L DEMARCO						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE					
175 SE OPAL WAY, LAKE CITY								04/21/2023		MLU							
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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
2	0294	SHED WOOD/	0	100	12	20	240.00	UT	7.50	7.50	60	2004	2004	3	60	1,080	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	100	

BUILDING NOTES																
BUILDING DIMENSIONS																
BAS= W52 S24 E52 N24\$.																

LAND DESCRIPTION																								
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	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

TOTAL OB/XF																
5,380																