

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	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		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
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
BAS	728	100	
TOTALS	728		18,069

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2025		45,172	1990	1990	0	0	60.00	40.00
				Heated Area: 728			HX Base Yr 2025				

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		18,069	
TOTAL MARKET OB/XF VALUE		3,350	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		43,919	
SOH/AGL Deduction		2,922	
ASSESSED VALUE		40,997	
TOTAL EXEMPTION VALUE		HX HB 25,000	
BASE TAXABLE VALUE		15,997	
TOTAL JUST VALUE		43,919	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		39,919	
XFOB:1:1: DEST MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1563/2037	3/23/2026	WD	Q	I	01	50,000
GRANTOR: TROUTNER MICHAEL						
GRANTEE: HOLLAND WILLIAM H I						
1483/2318	11/13/2022	WD	U	I	11	100
GRANTOR: TROUTNER MICHAEL A						
GRANTEE: TROUTNER MICHAEL A						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	100	8	10	1.00	UT	0.00	0.00	100
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF											
3,350											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						
			04/14/2026		MLU						

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W52 S14 E52 N14\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		RSF-1	0.00	0.00	1.00	LT	1.00