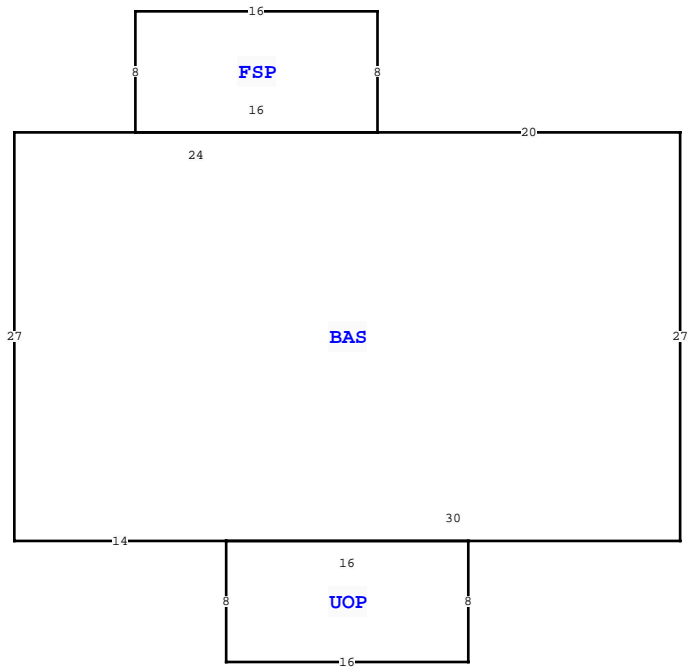




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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	07	07	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	3516.0400 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,188	100	
FSP	128	40	
UOP	128	25	
TOTALS	1,444		
		1,271	103,108

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,271	141.4800	132.99	169,030		2009		2009	0	0	39.00	61.00
1 MANUF 1 100% - 2026 Heated Area: 1188 HX Base Yr 2026													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY STANDARD			
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		103,108	
TOTAL MARKET OB/XF VALUE		9,183	
TOTAL LAND VALUE - MARKET		23,000	
TOTAL MARKET VALUE		135,291	
SOH/AGL Deduction		0	
ASSESSED VALUE		135,291	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		83,880	
TOTAL JUST VALUE		135,291	
NCON VALUE		1,500	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		136,079	

SALE:3:1: TO SATISFY AGREEMENT FOR DEED.
 SALE:2:1: IN LIEU OF FORECLOSURE
 SALE:1:1: LENVIL HOLDS MTGY
 XFOB:1:1: CHAL MH ID#5432A & B ON DEED 783-871

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045264	Roof Replacement	7,700	08/23/2022
000042270	Remodel	7,500	07/06/2021
27816	M H	375	05/15/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1554/1368	10/31/2025	WD	Q	I	01	172,100
GRANTOR: KITCHENS KATHRYN						
GRANTEE: CANNON JENNIFER LEI						
1549/1108	9/15/2025	PB	U	I	18	0
GRANTOR: CLERK OF COURT (DURGI)						
GRANTEE: KITCHENS KATHRYN						

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	10	13	130.00	UT	7.50	7.50	70	1993	1993	3	70	683	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	
TOTALS													9,183				

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	190.00	190.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000								