

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Exterior Wall	00	N/A 0	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	08	SHT VINYL 100	
Interior Floor	00	N/A 0	
Air Condition	02	WINDOW 100	
Heating Type	02	CONVECTION 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	01	NONE 100	
Stories	1.	1. 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	01
NEIGHBORHOOD/LOC	3516.0500	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,064	100	2023
TOTALS	1,064		1,064
			57,303

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
1	MANUF	1	0%	- 2023																				
Heated Area: 1064					HX Base Yr																			
<div style="border: 1px solid black; padding: 10px; text-align: center;"> </div>																								
<table border="1" style="width: 100%;"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>04/22/2026</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td>MLU</td> </tr> </table>													BLD DATE		LGL DATE		XF DATE		LAND DATE	04/22/2026	INC DATE		AG DATE	MLU
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COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE		57,303		
TOTAL MARKET OB/XF VALUE		7,000		
TOTAL LAND VALUE - MARKET		44,220		
TOTAL MARKET VALUE		108,523		
SOH/AGL Deduction		3,168		
ASSESSED VALUE		105,355		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		105,355		
TOTAL JUST VALUE		108,523		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		99,289		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042760	Mobile Home		09/16/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1460/18	2/10/2022	QC	U	I	11	100
GRANTOR: DEREK SNEAD AS TRUSTE						
GRANTEE: FULLER LORI AS TRUS						
1442/2540	7/19/2021	WD	Q	I	01	54,000
GRANTOR: ARMSTEAD REBECCA RAUL						
GRANTEE: DOLLAR GENERAL STOC						

EXTRA FEATURES						
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT
1	9945	Well/Sept	0	0	0	0
343 SW PECAN GLN, LAKE CITY						

ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
7,000.00	100			3	100	7,000	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=15,12] E76 S14 W76 N14 \$												

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/MH	0.00	0.00	4.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	44,220								