

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	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	02
NEIGHBORHOOD/LOC	3517.0100 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,980	100	2026
TOTALS	1,980		1,980

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%	-	2026																			
Heated Area: 1980						HX Base Yr 2012																		
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/06/2026</td> <td></td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/06/2026		MLU
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE																			
			05/06/2026		MLU																			

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	120,226		
TOTAL MARKET OB/XF VALUE	10,628		
TOTAL LAND VALUE - MARKET	52,728		
TOTAL MARKET VALUE	183,582		
SOH/AGL Deduction	32,808		
ASSESSED VALUE	150,774		
TOTAL EXEMPTION VALUE	51,411		
BASE TAXABLE VALUE	99,363		
TOTAL JUST VALUE	183,582		
NCON VALUE	121,426		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	101,644		
XFOB:2:1: REGA MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
53466	Mobile Home		06/26/2025
000053466	Mobile Home		06/26/2025
000053209	Right-of-Way Acce		05/21/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1530/2756	1/08/2025	WD	U	I	11	100
GRANTOR: RIGGS ASHLEY						
GRANTEE: RIGGS ASHLEY						
1519/914	7/18/2024	WD	U	I	11	100
GRANTOR: RIGGS ASHLEY						
GRANTEE: SUMMERLIN DUANE						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	100	12	28	336.00	UT	4.25	4.25	100	0
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	
6	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2026
TOTALS 10,628												

BUILDING NOTES												
BAS=[YR=2026;ORIG=14,15] E66 S30 W66 N30 \$												

BUILDING DIMENSIONS												
BAS=[YR=2026;ORIG=14,15] E66 S30 W66 N30 \$												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0200	C	MBL HM	100		00	0.00	0.00	4.06	AC		1.00
TOTAL ADJ 1.00												
UNIT PRICE 13,000.00												
ADJ UNIT PRICE 13,000.00												
LAND VALUE 52,728												
OTHER ADJUSTMENTS AND NOTES												
YEAR DENSITY DECL FRZ YR CONSRV												