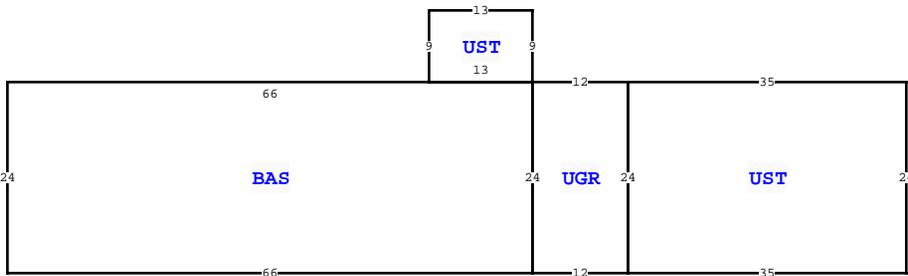


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 70
Roof Cover	14 PREFIN MT 30
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectual Units	01 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	MOBILE HME	100%	- 2004									
				Heated Area:	1584			HX Base Yr	2004			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			31,107
TOTAL MARKET OB/XF VALUE			8,500
TOTAL LAND VALUE - MARKET			48,750
TOTAL MARKET VALUE			88,357
SOH/AGL Deduction			25,565
ASSESSED VALUE			62,792
TOTAL EXEMPTION VALUE	HX HB	37,792	
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			88,357
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			83,821

Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	4716.0100 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,584	100		1,584	22,971
UGR	288	45		130	1,885
UST	117	45		53	769
UST	840	45		378	5,482
TOTALS	2,829			2,145	31,107

SALES DATA												
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE						
1505/1801	1/30/2023	QC	U	I	11	100						
GRANTOR: WARDEN JEFFREY												
GRANTEE: WARDEN JEFFREY LAUR												
0985/2704	6/12/2003	WD	U	V	08	14,000						
GRANTOR: LEROY W CLARK												
GRANTEE: DONNA WARDEN												

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	0080	DECKING	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	600	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	900	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	

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	% 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	0.00	0.00	1.00	LT		1.00	1.00	0.75	65,000.00	48,750.00	48,750							

TOTAL OB/XF													8,500												
REVIEW DATE 06/18/2015 BY TW Total Acres: 5.02 Total Land Value: 48,750 Market: 0 Agricultural: 0 Common: 48,750 PRINTED 05/12/2026 BY SYS																									