

ELEMENT		CD	CONSTRUCTION		
Exterior Wall	01		MINIMUM	100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	12		MODULAR MT	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	14		CARPET	80	
Interior Floor	08		SHT VINYL	20	
Air Condition	03		CENTRAL	100	
Heating Type	04		AIR DUCTED	100	
Bedrooms			2	100	
Bathrooms			2	100	
Stories	1.		1.	100	
Architectural	01		CONV	100	
Units			0	100	
Condition Adj	01		01	100	
Kitchen Adjus	01		01	100	
Quality	01	01			
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA		01	
NEIGHBORHOOD/LOC	5416.0200 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	868	100		868	5,987
USP	276	35		97	669
TOTALS	1,144			965	6,657

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
2	MOBILE HME	100%	- 2024		33,283	1991	1991	0	0	50	60.00	20.00
				Heated Area: 868				HX Base Yr 2024				

USP: 23' x 12'

BAS: 62' x 14'

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY			STANDARD		
Tax Group: 2		Tax Dist:			
BUILDING MARKET VALUE			6,657		
TOTAL MARKET OB/XF VALUE			7,200		
TOTAL LAND VALUE - MARKET			34,400		
TOTAL MARKET VALUE			48,257		
SOH/AGL Deduction			6,936		
ASSESSED VALUE			41,321		
TOTAL EXEMPTION VALUE			HX HB 25,000		
BASE TAXABLE VALUE			16,321		
TOTAL JUST VALUE			48,257		
NCON VALUE			0		
INCOME VALUE					
PREVIOUS YEAR MKT VALUE			44,817		
XFOB:1:1: HYDE PARK M H					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
000046923	Electrical Servic	0	04/10/2023		
34862	M H	325	01/19/2017		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1480/2323	12/09/2022	WD	Q	I	01	35,400
GRANTOR: BLK INVESTMENTS CO						
GRANTEE: GUY LANCE WILLIAM R						
1479/89	11/09/2022	CT	U	I	18	100
GRANTOR: HART SAMANTHA C						
GRANTEE: BLK INVESTMENTS CO						

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	0120	CLFENCE 4	0	100	0	0	UT	0.00	0.00	100	2006	2006	3	100	200	
2	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/20/2026	MLU

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS=[ORIG=0,0] W39 S14 E62 N14 W23 \$												
USP=[ORIG=-3,0] N12 W23 S12 E23 \$												

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	0102	C	SFR/MH	100		RSF/MR	65.00	283.00	1.72	AC		1.00	1.00	1.00	20,000.00	20,000.00	34,400								