

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
05	AVERAGE 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
05	DRYWALL 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
1.	Stories	1.	1. 100		
01	CONV 100				
	Units	0	100		
02	02 100				
01	01 100				
05	05				
0200	MOBILE HOME				
	MAP NUM		06		
	NEIGHBORHOOD/LOC	5416.0100	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	481	100		481	12,535
BAS	960	100		960	25,018
UOP	310	25		78	2,033
TOTALS	1,751			1,519	39,585

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,519	103.4100	65.15	98,963	1986	1986	0	0	60.00	40.00
1 MOBILE HME 100% - 2023			Heated Area: 1441			HX Base Yr 2023					

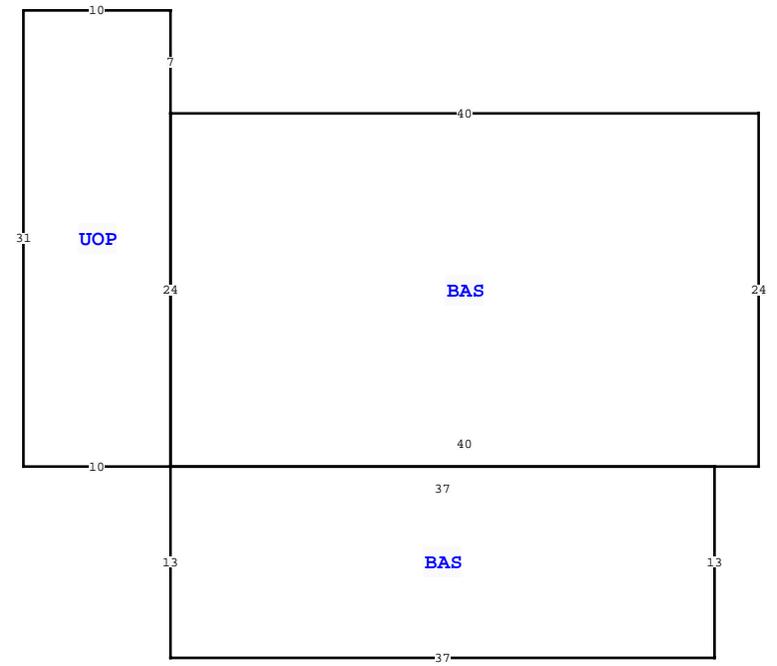


Diagram labels: UOP, BAS, BAS, BAS

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		39,585	
TOTAL MARKET OB/XF VALUE		7,300	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		65,385	
SOH/AGL Deduction		7,383	
ASSESSED VALUE		58,002	
TOTAL EXEMPTION VALUE		HX HB 33,002	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		65,385	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		63,502	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26079	ADDN SFR	100	08/01/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1366/1776	8/15/2018	WD	U	I	11	100
GRANTOR: BENJAMIN R CREAMER SR						
GRANTEE: SHANNON E LANG						
1224/1994	11/07/2011	WD	U	I	11	100
GRANTOR: AMY G LANG						
GRANTEE: BENJAMIN R CREAMER						

EXTRA FEATURES		187 SW ASPEN GLN, LAKE CITY														
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		1.00	UT 0.00	100	2006	2006	3	100	300	
2	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 UOP= N7 W10 S31 E10 N24\$ S24 BAS= S13 E37 N13 W37\$ E40 N24\$.	

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		RMH-2	75.00	145.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							