

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	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	05	ASPH TILE	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	01
NEIGHBORHOOD/LOC	6416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,860	100	2024
TOTALS	1,860		194,854

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
2023	02	1,860	108.0000	108.00	200,880	2023	2023	0	0	3.00	97.00													
3 MANUF 3 100% - 2024			Heated Area: 1860			HX Base Yr 2022																		
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue; font-weight: bold;">BAS 2024</div> </div>																								
<table border="1" style="width: 100%; border-collapse: collapse;"> <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>04/20/2026</td> <td>MLU</td> <td></td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				04/20/2026	MLU	
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE																			
			04/20/2026	MLU																				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		194,854	
TOTAL MARKET OB/XF VALUE		14,450	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		249,304	
SOH/AGL Deduction		0	
ASSESSED VALUE		249,304	
TOTAL EXEMPTION VALUE		HX HB SX 101,411	
BASE TAXABLE VALUE		147,893	
TOTAL JUST VALUE		249,304	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		253,218	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045966	Mobile Home		11/21/2022
000045616	Electrical Serv	0	10/04/2022
000042275	Roof Replacement	4,800	07/08/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1438/117	5/19/2021	WD	Q	I	01	110,000
GRANTOR: COOK CORRANA M						
GRANTEE: DAVIS FAMILY TRUST						
1335/1944	4/26/2017	WD	Q	I	01	98,500
GRANTOR: SONJA R DOBSON						
GRANTEE: CORRANA M & JOHN D						

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	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	100	2014	2014	3	100	200	
2	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	100	2014	2014	3	100	100	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0		1.00	UT 0.00	100	2014	2014	3	100	1,200	
5	0261	PRCH, UOP	0	100	0	0		1.00	UT 0.00	100	2014	2014	3	100	50	
6	0031	BARN, MT AE	0	100	0	0		1.00	UT 0.00	100	2014	2014	3	100	5,900	

TOTAL OB/XF													14,450
365 SW DUCKETT CT, LAKE CITY													

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2024;ORIG=22,17] E60 S31 W60 N31 \$												

LAND DESCRIPTION													TOTAL OB/XF													14,450
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		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	20,000.00	20,000.00	40,000									