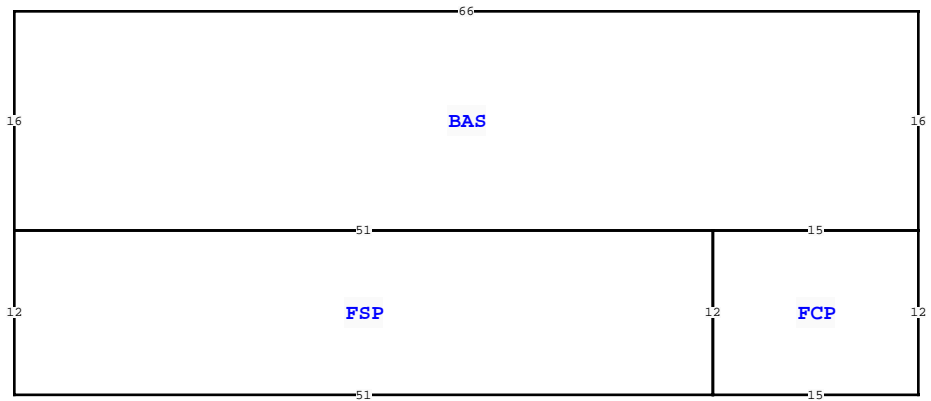


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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	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	1,056	100	
FCP	180	25	
FSP	612	40	
TOTALS	1,848		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MANUF	1	0%	- 2026								Heated Area: 1056 HX Base Yr	



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COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				55,123	
TOTAL MARKET OB/XF VALUE				11,000	
TOTAL LAND VALUE - MARKET				25,070	
TOTAL MARKET VALUE				91,193	
SOH/AGL Deduction				0	
ASSESSED VALUE				91,193	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				91,193	
TOTAL JUST VALUE				91,193	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				86,416	
SALE:1:1: 1.09 AC					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
25424	M H	476	01/18/2007		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1534/1495	2/28/2025	WD	Q	I	01	115,000
GRANTOR: MELTON CIERRA LEIGH						
GRANTEE: HERRERA ALEJANDRO P						
1497/2177	8/21/2023	WD	Q	I	01	80,000
GRANTOR: PROVEAUX WINONA VENDA						
GRANTEE: MELTON CIERRA LEIGH						

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	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9946	Well	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	

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	0		A-1	0.00	0.00	0.59	AC		1.00	1.00	1.00	23,000.00	23,000.00	13,570							
2	0200	C	MBL HM	0			0.00	0.00	0.50	AC		1.00	1.00	1.00	23,000.00	23,000.00	11,500							