

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	01	MINIMUM	100
Roof Structur	02	SHED	100
Roof Cover	01	MINIMUM	100
Interior Wall	04	PLYWOOD	100
Interior Floo	08	SHT VINYL	100
Air Condition	01	NONE	100
Heating Type	01	NONE	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	01	01	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	7416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,344	100	
FOP	144	35	
UOP	180	25	
USP	256	35	
TOTALS	1,924		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	-	2019	Heated Area: 1344					HX Base Yr	2019

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				20,091		
TOTAL MARKET OB/XF VALUE				17,700		
TOTAL LAND VALUE - MARKET				59,400		
TOTAL MARKET VALUE				97,191		
SOH/AGL Deduction				39,346		
ASSESSED VALUE				57,845		
TOTAL EXEMPTION VALUE				HX HB 32,845		
BASE TAXABLE VALUE				25,000		
TOTAL JUST VALUE				97,191		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				97,191		
XFOB:1:1: MONTEBELLO MH						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
40825	M H	0	10/30/2020			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1369/0420	8/17/2018	WD	U	I	11	100
GRANTOR: GERALD C & ROBERTA M						
GRANTEE: GREG & CHERYL ROSAR						
1269/1185	2/06/2014	WD	U	I	37	30,000
GRANTOR: LYNNE M EBERHARDT						
GRANTEE: GERALD C & ROBERTA						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W11 USP= N8 W32 S8 E32\$ W45 S24 E33 FOP= S8 UOP= S10 E18 N10 W18\$ E18 N8 W18\$ E23 N24\$.						

EXTRA FEATURES												609 SW BRIM ST, LAKE CITY		BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	04/07/2025	MLU
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	8	10			5.00	50	1993	1993	3	50	200						
2	0120	CLFENCE 4	0	100	0	0			0.00	100	1993	1993	3	100	300						
3	9945	Well/Sept	0	100	0	0			7,000.00	7,000.00	100			3	100	7,000					
4	0294	SHED WOOD/	0	100	0	0			0.00	100	2019	2019	3	100	500						
5	9947	Septic	0	100	0	0			3,000.00	3,000.00	100			3	100	3,000					
6	0252	LEAN-TO W/	0	100	0	0			0.00	100	2019	2019	3	100	200						
7	0040	BARN,POLE	0	100	0	0			0.00	100	2020	2020	3	100	1,500						
8	0296	SHED METAL	0	100	0	0			5,000.00	5,000.00	100	2025	2024	100	5,000						
TOTAL OB/XF 17,700																					

LAND DESCRIPTION												TOTAL OB/XF 17,700												
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	5.40	AC		1.00	1.00	1.00	11,000.00	11,000.00	59,400							