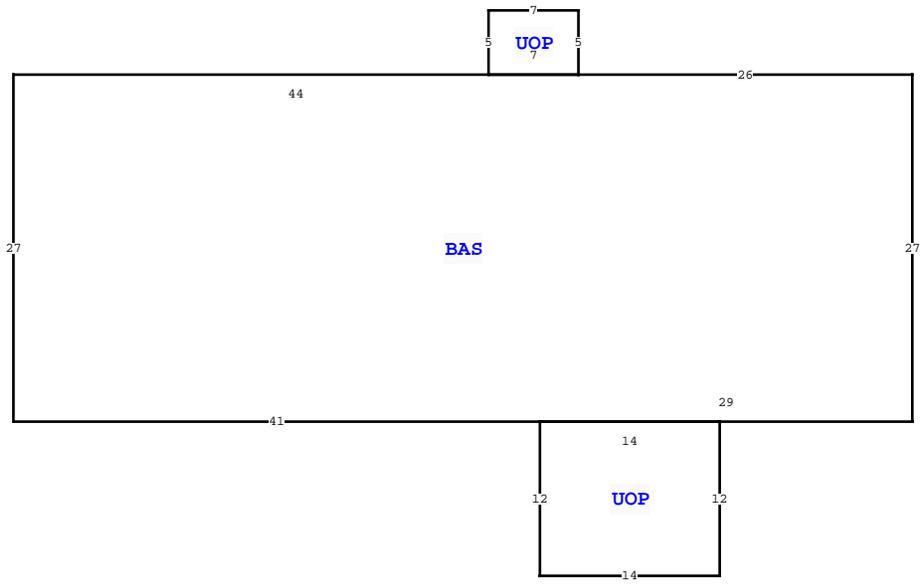


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	90		
Interior Floo	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		4	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	05	05			
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	8416.0100	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,890	100		1,890	113,254
UOP	35	25		9	540
UOP	168	25		42	2,517
TOTALS	2,093			1,941	116,310

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MANUF	1	100%	- 2004								Heated Area: 1890 HX Base Yr 2004	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			116,310
TOTAL MARKET OB/XF VALUE			4,500
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			143,310
SOH/AGL Deduction			87,336
ASSESSED VALUE			55,974
TOTAL EXEMPTION VALUE			30,974
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			143,310
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			139,310
SALE:4:1: LOTS 4 & 5 WOODGATE VILLAGE UNIT 3 (0281			
SALE:3:1: SALE UNDER DURESS			
PRMT:2:1: R. HOWARD MH RES			
SALE:2:1: MACARAGES GIVING UP HIS INT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
11170	M H	125	05/20/1996
8091	M H	125	02/22/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1126/1777	7/25/2007	WD	Q	I	04	100
GRANTOR: MARGARITIS						
GRANTEE: PAULA HODDGES						
1008/2718	6/20/2003	AG	Q	I	01	55,000
GRANTOR: MARGARITIS						
GRANTEE: PAULA HODDGES						

EXTRA FEATURES		2253 SW BIRLEY AVE, 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	9947	Septic	0	100	0	0		1.00	UT 3,000.00	3,000.00	100			3	100	3,000
2	0296	SHED METAL	0	100	0	0		1.00	UT 1,500.00	1,500.00	100	2024	2023		100	1,500

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W26 UOP= N5 W7 S5 E7\$ W44 S27 E41 UOP= S12 E14 N12 W14\$ E29 N27\$.													

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		RSF/ME	22.00	180.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							