

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	00	N/A	50		
Interior Floor	08	SHT VINYL	50		
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	7416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	2026	1,512	155,941
TOTALS	1,512			1,512	155,941

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	0%	- 2026	Heated Area: 1512			HX Base Yr				
BLD DATE				LGL DATE				04/21/2026 MLU				
XF DATE				LAND DATE								
INC DATE				AG DATE								

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			155,941
TOTAL MARKET OB/XF VALUE			26,350
TOTAL LAND VALUE - MARKET			41,120
TOTAL MARKET VALUE			223,411
SOH/AGL Deduction			0
ASSESSED VALUE			223,411
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			223,411
TOTAL JUST VALUE			223,411
NCON VALUE			175,291
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			45,550

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052531	Storage Building	4,750	03/07/2025
000052452	Right-of-Way Acce		02/28/2025
000052261	Mobile Home		02/06/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1522/1897	8/27/2024	WD	U	I	11	100
GRANTOR: LITTLE DONALD E JR						
GRANTEE: LYNCH PHILLIP ALAN						
1519/1318	7/19/2024	WD	U	I	11	100
GRANTOR: WATERS ROBERT JACKSON						
GRANTEE: LITTLE DONALD E JR						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2026;ORIG=12,15] E56 S27 W56 N27 \$	

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	0	1.00	UT	7,000.00	7,000.00	100	2026	2025	3	100	7,000		
2	0030	BARN,MT	0	0	34	35	1,190.00	UT	15.00	15.00	100	2026	2025		100	17,850		
3	0261	PRCH, UOP	0	0	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500		
TOTAL OB/XF													26,350					

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	2.57	AC		1.00	1.00	1.00	16,000.00	16,000.00	41,120							