

EAST 399.70 FT OF SW1/4 OF SW1/4
 FT & EX RD R/W & EX 653 SF DESC
 1272-1033 FOR ADD'L R/W FOR BRIM

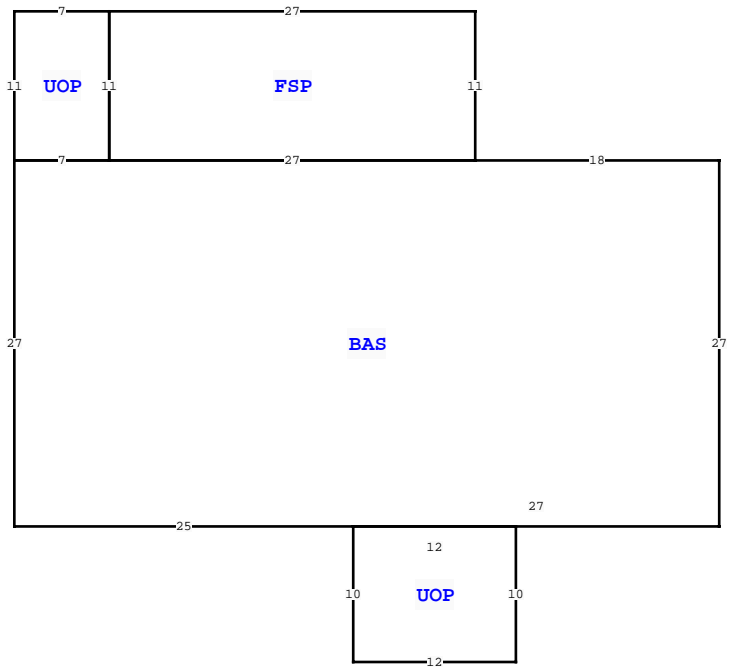
COOK JAMES
 141 SW BRIM ST
 LAKE CITY, FL 32024

2026

08-4S-16-02816-022

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|--------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 31 | VINYL SID | 60 |
| Exterior Wall | 19 | COMMON BRK | 40 |
| Roof Structure | 03 | GABLE/HIP | 100 |
| Roof Cover | 14 | PREFIN 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 | | 3 | 100 |
| Bathrooms | | 2 | 100 |
| Stories | 1. | 1. | 100 |
| Architectural Units | 01 | CONV | 100 |
| Condition Adj | 04 | 04 | 100 |
| Kitchen Adjus | 01 | 01 | 100 |
| Quality | 05 | 05 | |
| DOR CODE | 0200 MOBILE HOME | | |
| MAP NUM | | MKT AREA | 01 |
| NEIGHBORHOOD/LOC | 8416.0200 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,404 | 100 | |
| FSP | 297 | 40 | |
| UOP | 77 | 25 | |
| UOP | 120 | 25 | |
| TOTALS | 1,898 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 2021 | 02 | 1,572 | 133.2100 | 125.22 | 196,846 | 1990 | 2010 | 0 | 0 | 35.00 | 65.00 | | |
| 1 MANUF 1 0% - 2022 Heated Area: 1404 HX Base Yr | | | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | | |
|---------------------------|-------------|-----------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | | Tax Dist: | |
| BUILDING MARKET VALUE | | | 127,950 |
| TOTAL MARKET OB/XF VALUE | | | 24,896 |
| TOTAL LAND VALUE - MARKET | | | 27,600 |
| TOTAL MARKET VALUE | | | 180,446 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 180,446 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 180,446 |
| TOTAL JUST VALUE | | | 180,446 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 183,591 |
| XFOB:2:1: 1990 HOME MH | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |

| SALES DATA | | | | | | |
|-------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1451/1739 | 10/29/2021 | WD | Q | I | 01 | 180,000 |
| GRANTOR: DEES ROBERT | | | | | | |
| GRANTEE: COOK JAMES | | | | | | |
| 1426/1460 | 12/16/2020 | PB | U | I | 18 | 0 |
| GRANTOR: CROFT FRANKLIN | | | | | | |
| GRANTEE: DEES ROBERT | | | | | | |

| 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 | 0210 | GARAGE U | 0 | 0 28 20 | 560.00 | UT | 20.00 | 20.00 | 100 | 0 | 0 | 3 | 100 | 11,200 | |
| 2 | 0070 | CARPORT UF | 0 | 0 19 20 | 1.00 | UT | 0.00 | 0.00 | 100 | 1994 | 1994 | 3 | 100 | 1,400 | |
| 3 | 9945 | Well/Sept | 0 | 0 0 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| 4 | 0294 | SHED WOOD/ | 0 | 0 19 28 | 1.00 | UT | 2,500.00 | 2,500.00 | 100 | 1994 | 1994 | 3 | 100 | 2,500 | |
| 5 | 0190 | FPLC PF | 0 | 0 19 28 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 1994 | 1994 | 3 | 100 | 1,200 | |
| 6 | 0251 | LEAN TO W/ | 0 | 0 19 28 | 532.00 | UT | 3.00 | 3.00 | 100 | 1994 | 1994 | 3 | 100 | 1,596 | |

| TOTAL OB/XF | | | | | | | | | | | | | | 24,896 | |
|-------------|---------|----------|------------|-----------|---------|-----|--|--|--|--|--|--|--|--------|--|
| BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE | | | | | | | | | | |
| | | | 04/16/2026 | | | MLU | | | | | | | | | |

| BUILDING NOTES | | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W18 FSP= N11 W27 S11 E27\$ W27 UOP= N11 W7 S11 E7\$ W7 S27 E25 UOP= S10 E12N10 W12\$ E27 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 | 0102 | C | SFR/MH | 0 | | A-1 | 0.00 | 0.00 | 1.38 | AC | | 1.00 | 1.00 | 1.00 | 20,000.00 | 20,000.00 | 27,600 | | | | | | | |