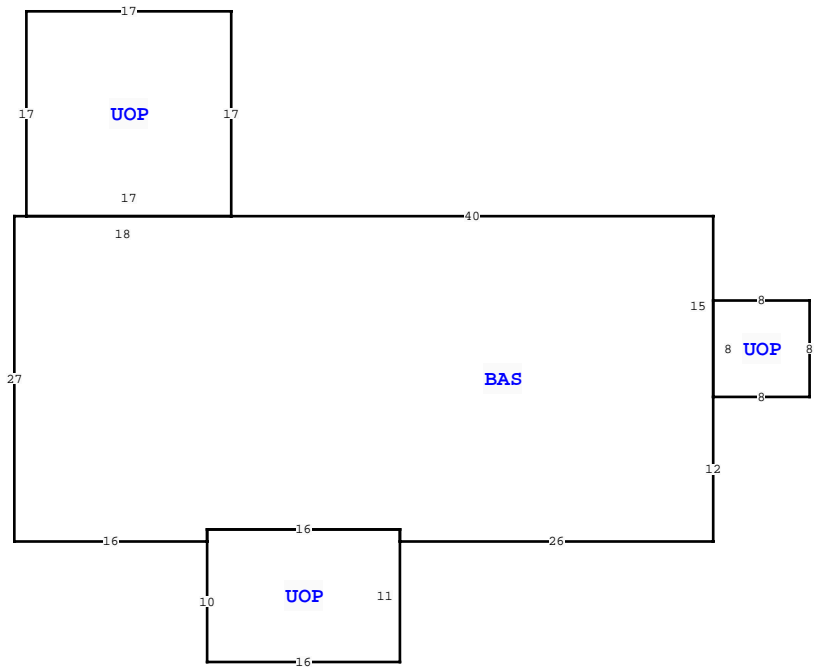




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	05	AVERAGE	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	14	PREFIN MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	15	HARDTILE	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Architectual	01	CONV	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA	01		
NEIGHBORHOOD/LOC	9516.0200 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,550	100		1,550	101,771
UOP	64	25		16	1,051
UOP	176	25		44	2,889
UOP	289	25		72	4,727
TOTALS	2,079			1,682	110,438

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,682	127.0000	119.38	200,797	1993	1993	0	0	0	45.00	55.00
1 MANUF 1 0% - 2022 Heated Area: 1550 HX Base Yr												



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	110,438			
TOTAL MARKET OB/XF VALUE	17,640			
TOTAL LAND VALUE - MARKET	55,000			
TOTAL MARKET VALUE	183,078			
SOH/AGL Deduction	12,573			
ASSESSED VALUE	170,505			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	170,505			
TOTAL JUST VALUE	183,078			
NCON VALUE	0			
INCOME VALUE	0			
PREVIOUS YEAR MKT VALUE	178,078			
XFOB:2:1: MERI MH				
XFOB:1:1: MERIT MH				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7600	M H	60	09/16/1993
7434	M H	60	08/02/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1427/1413	1/04/2021	WD	Q	I	01	148,000
GRANTOR: MANNY LOPEZ LLC						
GRANTEE: RUIZ ANGELICA ALVAR						
1404/0522	1/22/2020	QC	U	I	30	100
GRANTOR: MIRIAN OLIVERA & AILE						
GRANTEE: MANUEL LOPEZ LLC						

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	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
2	0294	SHED WOOD/	0	0	12	24	UT	7.50	7.50	75	1993	1993	3	75	1,620	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	0	0	576.00	UT	7.50	7.50	100	1993	1993	3	100	4,320	
5	9947	Septic	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
7353 SW COUNTY ROAD 240 , LAKE CITY																
BLD DATE																
XF DATE																
INC DATE																
LGL DATE																
LAND DATE																
AG DATE																
04/22/2026 MLU																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 UOP= N17 W17 S17 E17\$ W18 S27 E16 UOP= S10 E16 N11 W16 S1\$ N1 E16 S1 E26 N12 UOP= E8 N8 W8 S8\$ N15\$.	

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	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000								