

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	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	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	03
NEIGHBORHOOD/LOC	10316.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,860	100	2024
TOTALS	1,860		206,833

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
2020	02	1,860	113.5000	114.64	213,230	2023	2023	0	0	3.00	97.00														
1 MANUF 2 0% - 2024 Heated Area: 1860 HX Base Yr																									
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>05/11/2026</td> <td>MLU</td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					05/11/2026	MLU
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COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	206,833			
TOTAL MARKET OB/XF VALUE	7,000			
TOTAL LAND VALUE - MARKET	38,961			
TOTAL MARKET VALUE	252,794			
SOH/AGL Deduction	0			
ASSESSED VALUE	252,794			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	252,794			
TOTAL JUST VALUE	252,794			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	242,113			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047449	Mobile Home		06/13/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/294	4/25/2023	WD Q	Q	V	03	38,000
GRANTOR: FREEDOM LOTS USA LLC						
GRANTEE: AMARU ESHU XI						
1469/891	6/16/2022	WD U	U	V	37	22,000
GRANTOR: CLARK VICTORIA B						
GRANTEE: FREEDOM LOTS USA LL						

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	2024	2023	100	7,000	

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2024;ORIG=13,10] E60 S31 W60 N31 \$

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		RSF/MB	50.00	556.00	4.81	AC		1.00	1.00	0.90	9,000.00	8,100.00	38,961							