

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	02	WALL BOARD	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		2	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	03
NEIGHBORHOOD/LOC	10316.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	
UEP	128	70	
UOP	100	25	
TOTALS	1,152		1,039

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%	- 2020	Heated Area: 924		HX Base Yr 2020				

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			53,705
TOTAL MARKET OB/XF VALUE			8,400
TOTAL LAND VALUE - MARKET			16,160
TOTAL MARKET VALUE			78,265
SOH/AGL Deduction			37,631
ASSESSED VALUE			40,634
TOTAL EXEMPTION VALUE	HX HB VX		30,000
BASE TAXABLE VALUE			10,634
TOTAL JUST VALUE			78,265
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			73,110
SALE:1:1: LOT 7 BLK F PARNELL HILLS UNIT II			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
16341	M H	125	11/30/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1387/0104	6/18/2019	WD	U	I	30	100
GRANTOR: RAY A & RUTH E KENNEDY						
GRANTEE: RAY & RUTH KENNEDY						
1226/1476	12/15/2011	WD	Q	I	01	29,000
GRANTOR: JEAN LIVINGSTON						
GRANTEE: RAY A & RUTH E KENN						

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	0296	SHED METAL	0	100	0	0			0.00	100	2014	2014	3	100	200	
2	0031	BARN, MT AE	0	100	0	0			0.00	100	2014	2014	3	100	1,200	
3	9945	Well/Sept	0	100	0	0			7,000.00	100			3	100	7,000	
TOTAL OB/XF 8,400																

BUILDING NOTES			
425 NW PILLSBURY DR, LAKE CITY			

BUILDING DIMENSIONS			
BAS= W45 UEP= N8 W16 S8 E16\$ W21 S14 E36 UOP= S10 E10 N10 W10\$ E30 N14\$.			

LAND DESCRIPTION																								
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/MH	50.00	292.00	1.01	AC		1.00	1.00	1.00	16,000.00	16,000.00	16,160							