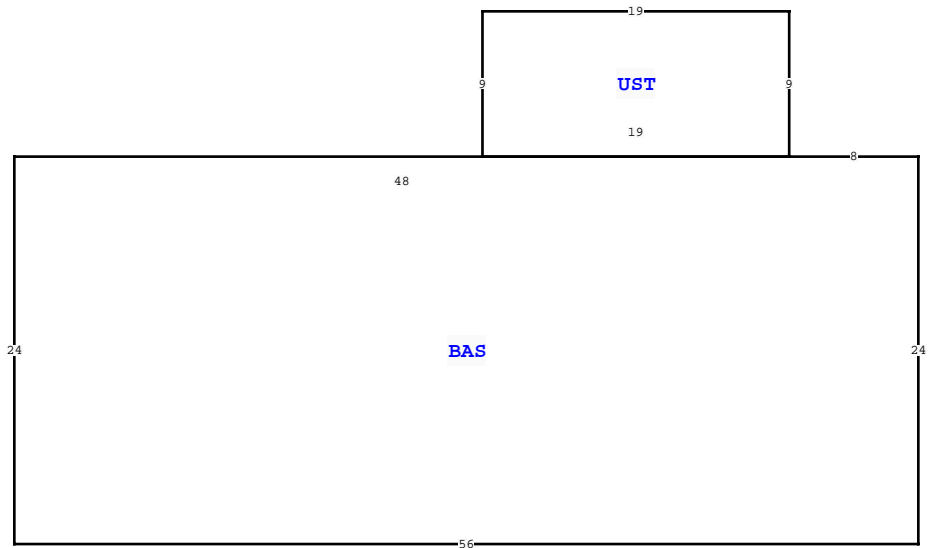


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	04 PLYWOOD 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectural	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,421	100.7100	94.67	134,526	1974	1974	0	0	45.00	55.00		
1 MANUF 1 0% - 0 Heated Area: 1344 HX Base Yr													



Quality	03 03				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	10416.070 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	69,980
UST	171	45		77	4,010
TOTALS	1,515			1,421	73,989

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			73,989
TOTAL MARKET OB/XF VALUE			7,316
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			99,805
SOH/AGL Deduction			18,546
ASSESSED VALUE			81,259
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			81,259
TOTAL JUST VALUE			99,805
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			99,805

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043987	Electrical Servic	0	03/23/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1369/0753	9/24/2018	CT	U	I	18	25,000

GRANTOR: CLERK OF COURT
GRANTEE: JACQUELINE ESPENSHI
0784/2254 1/12/1994 QC Q I 01 0
GRANTOR: JESSE ALLBRITTON
GRANTEE: CINDY ALLBRITTON

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	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
2	0294	SHED WOOD/	0	0	9	12	1.00	UT	0.00	0.00	100	0	0	3	100	216	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

239 SW SUNSET WAY, LAKE CITY										BLD DATE		LGL DATE	
										XF DATE		LAND DATE	04/21/2023
										INC DATE		AG DATE	MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W8 UST= N9 W19 S9 E19\$ W48 S24 E56 N24\$.													

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/MR	66.00	242.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							