

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	03	BELOW AVG. 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	14	PREFIN MT 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		1.5 100			
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	10516.070 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100		1,064	26,021
FSP	200	40		80	1,956
TOTALS	1,264			1,144	27,978

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MOBILE HME	100%	1998	61.14	69,944	1983	1983	0	0	60.00	40.00	

Heated Area: 1064 HX Base Yr 1998

198 SW TWIG CT, LAKE CITY

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE				27,978		
TOTAL MARKET OB/XF VALUE				11,800		
TOTAL LAND VALUE - MARKET				23,000		
TOTAL MARKET VALUE				62,778		
SOH/AGL Deduction				30,314		
ASSESSED VALUE				32,464		
TOTAL EXEMPTION VALUE	HX HB			25,000		
BASE TAXABLE VALUE				7,464		
TOTAL JUST VALUE				62,778		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				61,778		
SALE:3:1: LOT 19 BLK A COLUMBIA ESTATES						
SALE:2:1: INCLUDED WELL, SEPTIC, POWER POLE & CULV						
BLDG:1:1: SCHU MH (RP'D-LARRY WILSON)						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
8212	M H	125	03/30/1994			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1246/0127	12/04/2012	WD	U	I	34	10,800
GRANTOR: DEAS-BULLARD PROPRTI						
GRANTEE: LARRY R WILSON						
1156/0103	7/31/2008	WD	Q	I	02	100
GRANTOR: DEAS-BULLARD PROPRTI						
GRANTEE: DEAS-BULLARD PROPER						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W22 N7 W20 S7 W24 S14 E26 FSP= S10 E20 N10 W20\$ E40N14\$.						

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	100	0	0	1.00	UT	0.00	100	0	0	3	100	300	
2	0210	GARAGE U	0	100	24	24	1.00	UT	0.00	100	1993	1993	3	100	3,500	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100		3	100	7,000	
4	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	100	2007	2007	3	100	900	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2007	2007	3	100	100	
TOTAL OB/XF 11,800																

LAND DESCRIPTION													TOTAL OB/XF 11,800											
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	0.00	0.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							