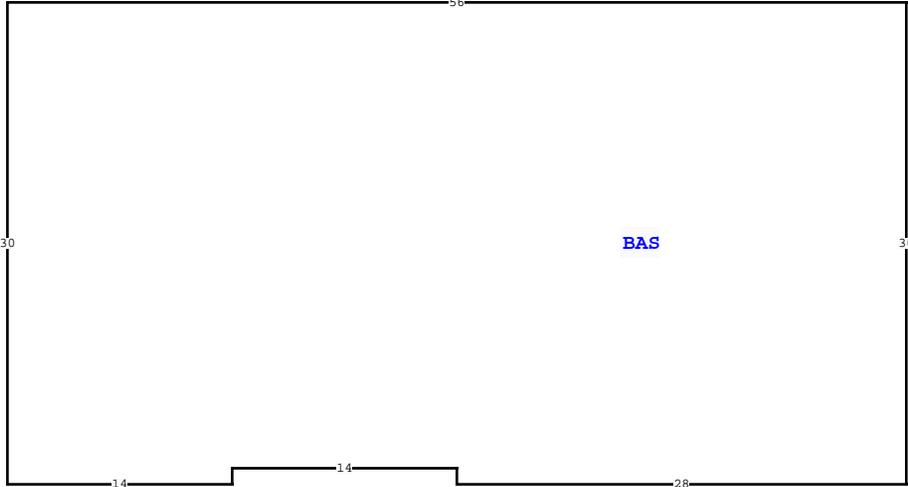




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10717.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,666	100	
TOTALS	1,666		98,108

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	50% - 2008									
				Heated Area: 1666				HX Base Yr 2008				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			98,108
TOTAL MARKET OB/XF VALUE			5,280
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			168,388
SOH/AGL Deduction			41,217
ASSESSED VALUE			127,171
TOTAL EXEMPTION VALUE	HA HAB SX	47,774	
BASE TAXABLE VALUE			79,397
TOTAL JUST VALUE			168,388
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			158,740

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26152	M H	320	08/21/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1336/0684	3/07/2017	QC	U	I	11	100
GRANTOR: PATRICIA K MCCLAIN TR						
GRANTEE: KEVIN JAMES WARD &						
1116/0216	4/10/2007	QC	Q	V	01	0
GRANTOR: ELEANOR THOMPSON						
GRANTEE: KEVIN JAMES & THERE						

EXTRA FEATURES		253 SE RACECAR CT, HIGH SPRINGS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0190	FPLC PF	1,200.00
2	0296	SHED METAL	12.00
3	0296	SHED METAL	0.00
4	0031	BARN,MT AE	0.00
5	0080	DECKING	0.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/06/2026	MLU	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W56 S30 E14 N1 E14 S1 E28 N30\$.												

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	50		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000								