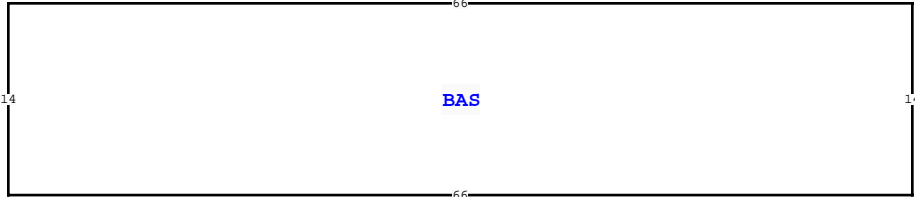


| BUILDING CHARACTERISTICS |                   |
|--------------------------|-------------------|
| ELEMENT                  | CD                |
| Exterior Wall            | 31 VINYL SID 100  |
| Roof Structur            | 03 GABLE/HIP 100  |
| Roof Cover               | 14 PREFIN MT 100  |
| Interior 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         |
| Units                    | 0 100             |

| MARKET ADJUSTMENTS                           |     |           |             |                |                |      |      |      |      |       |        |  |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|
| TYPE   | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM  | % COND |  |
| 20201  | 02  | 924       | 117.9000    | 110.83         | 102,407        | 1995 | 1995 | 0    | 0    | 45.00 | 55.00  |  |
| 2 MANUF 1 0% - 0 Heated Area: 924 HX Base Yr |     |           |             |                |                |      |      |      |      |       |        |  |



| Quality          | 05 05            |             |      |              |                      |
|------------------|------------------|-------------|------|--------------|----------------------|
| DOR CODE         | 0200 MOBILE HOME |             |      |              |                      |
| MAP NUM          | MKT AREA 02      |             |      |              |                      |
| NEIGHBORHOOD/LOC | 10717.060 1.00/  |             |      |              |                      |
| AREA TYPE        | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS              | 924              | 100         |      | 924          | 56,324               |
| TOTALS           | 924              |             |      | 924          | 56,324               |

191 SE ADAMS ST, HIGH SPRINGS

|          |  |           |                |
|----------|--|-----------|----------------|
| BLD DATE |  | LGL DATE  |                |
| XF DATE  |  | LAND DATE | 05/08/2026 MLU |
| INC DATE |  | AG DATE   |                |

| 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              | 0081       | DECKING WI  | 0   | 0   | 0 | 0 | 1.00  | UT | 0.00     | 0.00           | 100       | 2020    | 2020        | 3 | 100    | 400             |       |
| 2              | 0081       | DECKING WI  | 0   | 0   | 0 | 0 | 1.00  | UT | 0.00     | 0.00           | 100       | 2020    | 2020        | 3 | 100    | 200             |       |
| 3              | 9945       | Well/Sept   | 0   | 0   | 0 | 0 | 1.00  | UT | 7,000.00 | 7,000.00       | 100       |         |             | 3 | 100    | 7,000           |       |

TOTAL OB/XF 7,600

| 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               | 0   |     | 00       | 0.00  | 0.00  | 1.00        | LT        |     | 1.00     | 1.00   | 1.10    | 22,000.00  | 24,200.00      | 24,200     |                             |      |         |      |     |    |        |

| COLUMBIA COUNTY PROPERTY  |             |           |             |
|---------------------------|-------------|-----------|-------------|
| VALUATION SUMMARY         |             |           | PAGE 1 of 1 |
| VALUATION BY              |             | STANDARD  |             |
| Tax Group: 3              |             | Tax Dist: |             |
| BUILDING MARKET VALUE     |             |           | 56,324      |
| TOTAL MARKET OB/XF VALUE  |             |           | 7,600       |
| TOTAL LAND VALUE - MARKET |             |           | 24,200      |
| TOTAL MARKET VALUE        |             |           | 88,124      |
| SOH/AGL Deduction         |             |           | 14,457      |
| ASSESSED VALUE            |             |           | 73,667      |
| TOTAL EXEMPTION VALUE     |             |           | 0           |
| BASE TAXABLE VALUE        |             |           | 73,667      |
| TOTAL JUST VALUE          |             |           | 88,124      |
| NCON VALUE                |             |           | 0           |
| INCOME VALUE              |             |           |             |
| PREVIOUS YEAR MKT VALUE   |             |           | 80,424      |
| BLDG:1:1: FLEET MH        |             |           |             |
| PERMIT NUM                | DESCRIPTION | AMT       | ISSUED      |
| 36989                     | M H         | 325       | 07/19/2018  |

| SALES DATA                   |           |           |     |     |        |            |  |
|------------------------------|-----------|-----------|-----|-----|--------|------------|--|
| OFF RECORD Number            | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |  |
| 1569/2277                    | 6/03/2026 | QC        | U   | I   | 11     | 100        |  |
| GRANTOR: MCKIBBEN JAMES E    |           |           |     |     |        |            |  |
| GRANTEE: MCKIBBEN JAMES      |           |           |     |     |        |            |  |
| 1518/2498                    | 7/09/2024 | WD        | U   | I   | 11     | 100        |  |
| GRANTOR: MCKIBBEN JEANETTE I |           |           |     |     |        |            |  |
| GRANTEE: MCKIBBEN JAMES E    |           |           |     |     |        |            |  |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|
|                |  |  |  |  |  |  |  |  |  |  |  |  |

| BUILDING DIMENSIONS     |  |  |  |  |  |  |  |  |  |  |  |  |
|-------------------------|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W66 S14 E66 N14\$. |  |  |  |  |  |  |  |  |  |  |  |  |