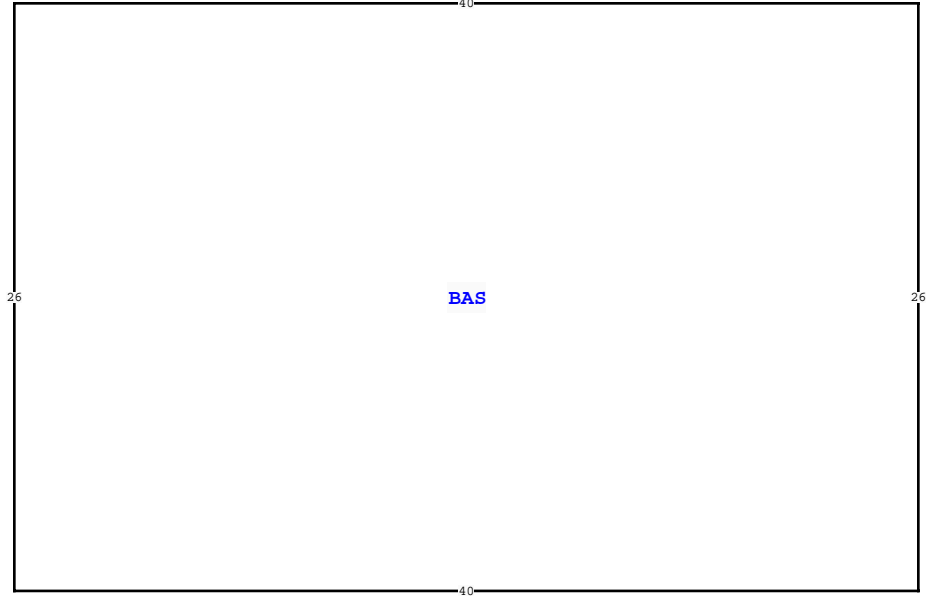


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectural Units	01 CONV 100 0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2021	02	1,040	113.9000	107.07	111,353	2008	2008	0	0	42.00	58.00	
3 MANUF 1			100% - 2016	Heated Area: 1040			HX Base Yr 2016					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE			64,585	
TOTAL MARKET OB/XF VALUE			12,036	
TOTAL LAND VALUE - MARKET			40,125	
TOTAL MARKET VALUE			116,746	
SOH/AGL Deduction			48,842	
ASSESSED VALUE			67,904	
TOTAL EXEMPTION VALUE			HX HB SX 67,904	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			116,746	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			112,061	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26935	M H	375	04/18/2008
17544	M H	0	10/16/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1301/1576	9/23/2015	WD Q	Q	I	01	75,000
GRANTOR: TRAVIS & BRENDA BROOK						
GRANTEE: PAMELA R ALLISON &						
1175/1871	6/19/2009	WD U	U	I	34	27,000
GRANTOR: BRANDON & JENA NEWSOM						
GRANTEE: TRAVIS & BRENDA BRO						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,040	100		1,040	64,585
TOTALS	1,040			1,040	64,585

483 SE DOWNING DR, HIGH SPRINGS

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

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	18	21			378.00	UT	12.00	100	2008	2008	3	100	4,536	
2	0261	PRCH, UOP	0	100	0	0			1.00	UT	0.00	100	2013	2013	3	100	300	
3	9945	Well/Sept	0	100	0	0			1.00	UT	7,000.00	7,000.00	100		3	100	7,000	
4	0120	CLFENCE 4	0	100	0	0			1.00	UT	0.00	0.00	100	2017	2017	3	100	200

BUILDING NOTES				

BUILDING DIMENSIONS				
BAS= W40 S26 E40 N26\$.				

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	100		00	0.00	0.00	3.21	AC		1.00	1.00	1.00	12,500.00	12,500.00	40,125							