COMM SW COR OF SEC, RUN E
1383.96 FT TO E R/W MORRELL
RD, RUN N ALONG R/W 741.28 FT

MINKO STEVEN/MINKO IRENE
29 KEASEL RD
MIDDLETOWN, NY 10940

2026

11-2S-16-01593-011

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

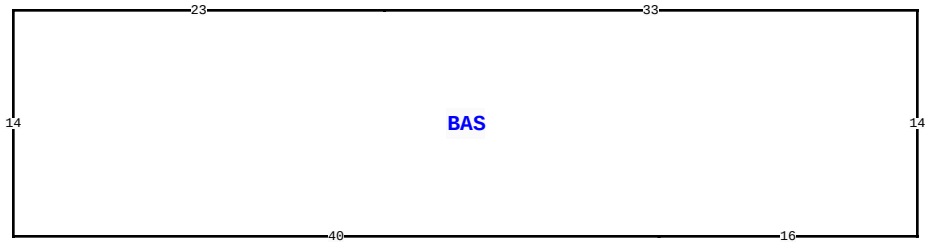
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	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 03
NEIGHBORHOOD/LOC	11216.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100		784	19,738
TOTALS	784			784	19,738

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	784	104.9000	62.94	49,345	1988	1988	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 784 HX Base Yr



206 NW MANSFIELD DR, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	19,738
TOTAL MARKET OB/XF VALUE	17,522
TOTAL LAND VALUE - MARKET	80,080
TOTAL MARKET VALUE	117,340
SOH/AGL Deduction	40,033
ASSESSED VALUE	77,307
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	77,307
TOTAL JUST VALUE	117,340
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	102,325

SALE:2:1: INCLUDES 1988 MH ID#H71493Q

SALE:1:1: 21.24 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15911	M H	125	08/17/1999
13265	M H	125	11/05/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1023/2185	8/11/2004	WD	Q	I	01	38,000
GRANTOR: CITIFINANCIAL						
GRANTEE: STEVEN & IRENE MINK						
1012/2916	4/07/2004	CT	Q	I	01	100
GRANTOR: CLERK OF COURT (RANDY						
GRANTEE: CITIFINANCIAL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W33 W23 S14 E40 E16 N14 $
.

EXTRA FEATURES

LN	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	0030	BARN,MT	0	0	24	28	672.00	UT	13.50	13.50	100	2008	2008	3	100	9,072	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0040	BARN,POLE	0	0	0	0	1.00	UT	800.00	800.00	100	2023	2022		100	800	
4	0166	CONC,PAVMT	0	0	0	0	1.00	UT	650.00	650.00	100	2023	2022		100	650	

LAND DESCRIPTION

TOTAL OB/XF 17,522

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	10.01	AC		1.00	1.00	1.00	8,000.00	8,000.00	80,080							

REVIEW DATE 04/06/2023 BY JB Total Acres: 10.01 Total Land Value: 80,080 Market: 0 Agricultural: 0 Common: 80,080 PRINTED 06/09/2026 BY SYS