

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 Floo	14	CARPET	90
Interior Floo	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
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	2801RV/MH PARK SMALL		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,144	100	
TOTALS	1,144		1,144 79,617

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MODULAR	1	0%	- 2025	Heated Area: 1144			HX Base Yr			

COLUMBIA COUNTY PROPERTY				PAGE 1 of 3	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				109,451		
TOTAL MARKET OB/XF VALUE				201,778		
TOTAL LAND VALUE - MARKET				130,410		
TOTAL MARKET VALUE				441,639		
SOH/AGL Deduction				0		
ASSESSED VALUE				441,639		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				441,639		
TOTAL JUST VALUE				441,639		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				443,540		
PRMT:15:1: LOT 3 RENTZ, VANESA						
PRMT:9:1: LOT 65/CLINTON						
XFOB:9:1: LOT 9						
BLDG:9:1: LOT 31						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000044487	Mobile Home		05/19/2022			
000041998	Mobile Home		05/24/2021			
41449			03/03/2021			
40786	M H	0	10/23/2020			
40048	M H	0	06/26/2020			
39812	M H	0	05/22/2020			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1528/2274	10/28/2024	PR	U	I	19	100
GRANTOR: FEAGLE O WENDELL (EST)						
GRANTEE: FEAGLE MICHAEL BRAN						

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	0259	MHP HOOKUP	0	0	0	0	70.00	UT	4,300.00	4,300.00	50	0	0	3	50	150,500	
2	0166	CONC, PAVMT	0	0	5	7	1.00	UT	0.00	0.00	100	1997	1997	3	100	35	
3	0166	CONC, PAVMT	0	0	5	5	1.00	UT	0.00	0.00	100	1997	1997	3	100	25	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0166	CONC, PAVMT	0	0	5	5	1.00	UT	0.00	0.00	100	1997	1997	3	100	25	
6	0166	CONC, PAVMT	0	0	5	5	1.00	UT	0.00	0.00	100	1997	1997	3	100	25	
7	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	100	
8	0258	PATIO	0	0	10	20	1.00	UT	0.00	0.00	100	1997	1997	3	100	200	
9	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	50	
10	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	50	

TOTAL OB/XF												158,010												
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	0210	C	TRLR PARK	0		A-1	0.00	0.00	13.49	AC		1.00	1.00	1.00	9,000.00	9,000.00	121,410							
2	0102	C	SFR/MH	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							

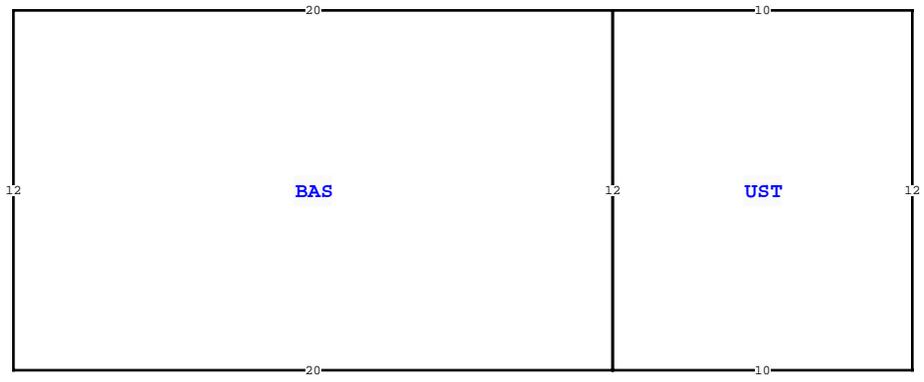
LAND DESCRIPTION		TOTAL OB/XF	
L N	USE CODE	CLS	LAND USE DESCRIPTION
1	0210	C	TRLR PARK
2	0102	C	SFR/MH

REVIEW DATE 06/30/2021 BY JB																													
Total Acres: 14.49						Total Land Value: 130,410						Market: 0						Agricultural: 0						Common: 130,410					

BUILDING NOTES																							
BUILDING DIMENSIONS																							
BAS= W44 S26 E44 N26\$.																							

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	04	PLYWOOD 100	
Interior Floo	08	SHT VINYL 100	
Ceiling	02	F.NOT SUS 100	
Air Condition	02	WINDOW 100	
Heating Type	02	CONVECTION 100	
Fixtures		6 100	
Frame	02	WOOD FRAME 100	
Story Height		10 100	
RMS		2 100	
Stories	1.	1. 100	
Units		0 100	
Condition Adj	03	03 100	
Quality	01	01	
DOR CODE	2801RV/MH PARK SMALL		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	240	100	
UST	120	40	
TOTALS	360		288 5,418

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
4900	04	288	63.5512	47.03	13,545	1976	1976		0	10	50.00	40.00
3 OFFICE LOW 0% - 2025			Heated Area: 240			HX Base Yr						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 2 of 3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		109,451	
TOTAL MARKET OB/XF VALUE		201,778	
TOTAL LAND VALUE - MARKET		130,410	
TOTAL MARKET VALUE		441,639	
SOH/AGL Deduction		0	
ASSESSED VALUE		441,639	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		441,639	
TOTAL JUST VALUE		441,639	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		443,540	
XFOB:8:1: LOT 9			
BLDG:8:1: LOT 22			
BLDG:7:1: LOT 20			
PRMT:7:1: LOT 65 NEW MH ADD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
37476	M H	325	11/27/2018
37293	M H	325	10/04/2018
37227	M H	325	09/18/2018
36226	M H	375	01/22/2018
36077	M H	325	12/11/2017
35857	M H	325	10/09/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1528/2274	10/28/2024	PR	U	I	19	100

GRANTOR: FEAGLE O WENDELL (EST)
GRANTEE: FEAGLE MICHAEL BRAN

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
11	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	50	
12	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	50	
13	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	500	
14	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	50	
15	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	50	
16	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	50	
17	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	50	
18	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	50	
19	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	300	
20	0166	CONC, PAVMT	0	0	0	0	2,214.00	UT	1.00	1.00	100	1997	1997	3	100	2,214	

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
119 SE MARY ET TA TER, LAKE CITY																									

BUILDING NOTES																									
BUILDING DIMENSIONS																									
BAS= W20 S12 E20 UST= E10 N12 W10 S12\$ N12\$.																									

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR 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
Architctual Units	01	CONV	100
		0	100
Quality	04	04	
DOR CODE	2801 RV/MH PARK SMALL		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	
TOTALS	924		24,416

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
18	MOBILE HME	0%	- 2025																				
Heated Area: 924						HX Base Yr																	
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/07/2026</td> <td>MLU</td> <td></td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/07/2026	MLU	
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE																		
			05/07/2026	MLU																			

COLUMBIA COUNTY PROPERTY				PAGE 3 of 3	3	
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Tax Group: 3				Tax Dist:		
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TOTAL MARKET VALUE				441,639		
SOH/AGL Deduction				0		
ASSESSED VALUE				441,639		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				441,639		
TOTAL JUST VALUE				441,639		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				443,540		
XFOB:7:1: LOT 8						
XFOB:6:1: LOT 7						
BLDG:6:1: LOT 17						
PRMT:6:1: LOT 63 / BEARD						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
35079	M H	325	03/22/2017			
34678	M H	375	11/21/2016			
34160	M H	325	06/20/2016			
33715	M H	325	01/22/2016			
32028	M H	325	06/10/2014			
29615	M H	0	08/09/2011			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1528/2274	10/28/2024	PR	U	I	19	100
GRANTOR: FEAGLE O WENDELL (EST)						
GRANTEE: FEAGLE MICHAEL BRAN						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W66 S14 E66 N14\$.						

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					
21	0130	CLFENCE	5	0	0	0	3,000.00	UT	3.00	3.00	100	1997	1997	3	100	9,000						
22	0260	PAVEMENT-A	0	0	0	0	57,600.00	UT	0.90	0.90	60	1997	1997	3	60	31,104						
23	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	200						
24	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	100						
TOTALS												924		924		24,416						

LAND DESCRIPTION												TOTAL OB/XF												40,404				
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				