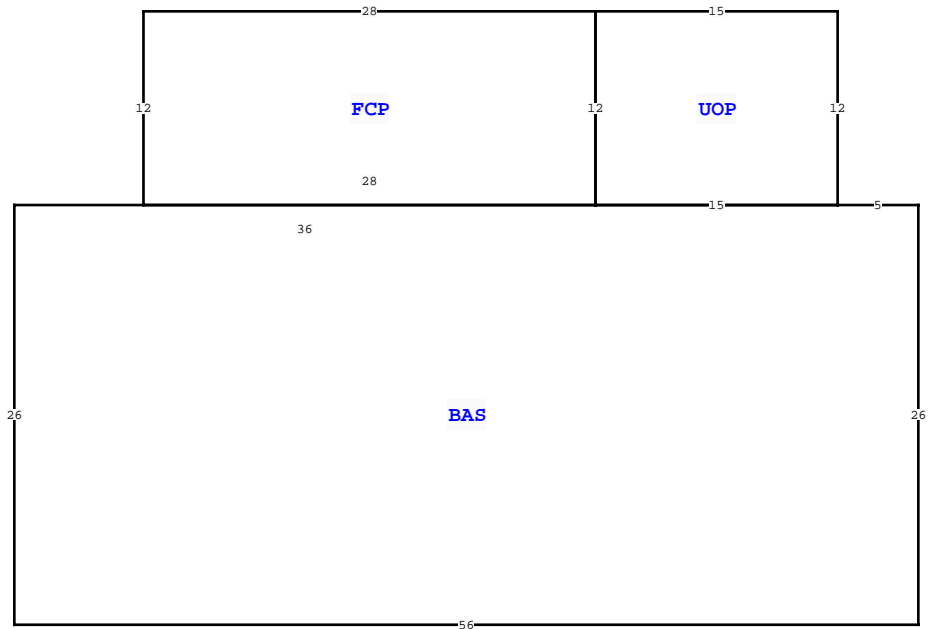


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	90		
Interior Floo	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	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	0200 MOBILE HOME				
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	11515.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	87,247
FCP	336	25		84	5,034
UOP	180	25		45	2,697
TOTALS	1,972			1,585	94,977

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,585	115.9000	108.95	172,686	1998	1998		0	0	45.00	55.00
1 MANUF 1 0% - 0 Heated Area: 1456 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		94,977	
TOTAL MARKET OB/XF VALUE		8,080	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		153,057	
SOH/AGL Deduction		50,344	
ASSESSED VALUE		102,713	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		102,713	
TOTAL JUST VALUE		153,057	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		143,057	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13354	M H	125	11/26/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1098/0234	10/03/2006	WD	Q	I		114,000
GRANTOR: JONATHAN E BIRD						
GRANTEE: WILFREDO & IRMA APO						
1098/0233	7/24/2006	QC	Q	I	01	100
GRANTOR: WAUNITA R BIRD						
GRANTEE: JONATHAN E BIRD						

EXTRA FEATURES		861 SW ALFALFA AVE, LAKE CITY															
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	0060	CARPORT F	0	0	18	20	1.00	UT	0.00	0.00	100	2005	2005	3	100	1,080	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
			05/07/2026
			MLU

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W5 UOP= N12 W15 S12 E15\$ W15 FCP= N12 W28 S12 E28\$ W36 S26 E56 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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000								