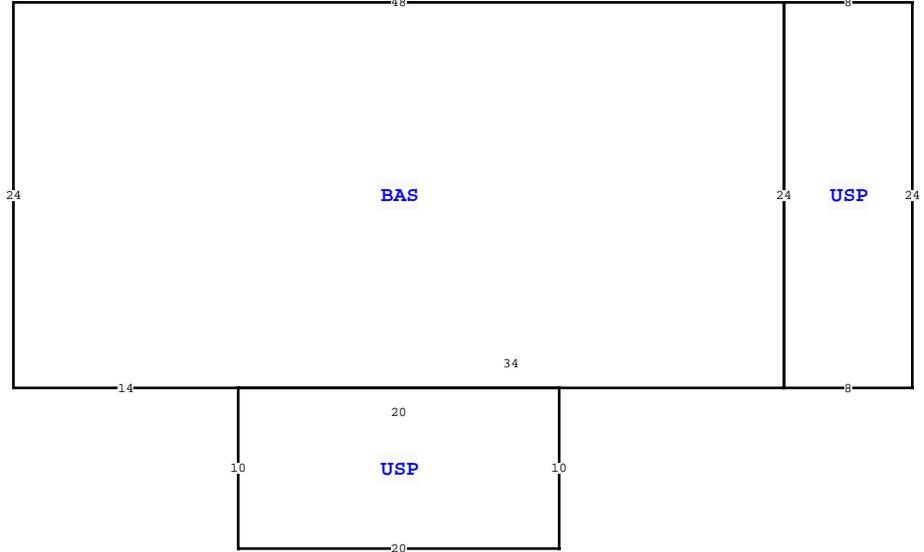


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	90
Roof Cover	03	COMP SHNGL	10
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	04	04	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11517.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,152	100	
USP	192	35	
USP	200	35	
TOTALS	1,544		1,289

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2026								
				Heated Area: 1152			HX Base Yr 2026				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			30,601
TOTAL MARKET OB/XF VALUE			10,072
TOTAL LAND VALUE - MARKET			44,000
TOTAL MARKET VALUE			84,673
SOH/AGL Deduction			14,653
ASSESSED VALUE			70,020
TOTAL EXEMPTION VALUE	HX HB		45,020
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			84,673
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			75,865
SALE: 2:1: LOT 12			
BLDG: 1:1: SKYL MH			
SALE: 1:1: NOT IN LINE WITH OTHER SALES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
9888	M H	125	06/26/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1541/1950	6/02/2025	WD	Q	I	01	80,000
GRANTOR: PEARCE LILLIAN						
GRANTEE: SIZEMORE MICHAEL P						
0810/2133	9/01/1995	WD	Q	V		4,000
GRANTOR: RONALD A & DOROTHY D						
GRANTEE: LILLIAN PEARCE						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	1993
2	0070	CARPORT UF	0	100	26	24	UT	3.00	3.00	100	2005
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100	
4	0285	SALVAGE	0	100	0	0	UT	0.00	0.00	100	2005
5	0081	DECKING WI	0	100	0	0	UT	0.00	0.00	100	2017

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	1993
2	0070	CARPORT UF	0	100	26	24	UT	3.00	3.00	100	2005
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100	
4	0285	SALVAGE	0	100	0	0	UT	0.00	0.00	100	2005
5	0081	DECKING WI	0	100	0	0	UT	0.00	0.00	100	2017

BUILDING NOTES						
BLD DATE						
XF DATE						
LGL DATE						
LAND DATE						
AG DATE						
05/08/2026 MLU						

BUILDING DIMENSIONS											
BAS= W48 S24 E14 USP= S10 E20 N10 W20\$ E34 USP= E8 N24 W8 S24\$ N24\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0102	C	SFR/MH	100		00	115.00	300.00	1.00	LT	
2	0000	C	VAC RES	100		00	115.00	300.00	1.00	LT	

TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1.00	22,000.00	22,000.00	22,000							
1.00	22,000.00	22,000.00	22,000							