



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	70
Interior Floo	08	SHT VINYL	30
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	04	04	100
Kitchen Adjus	02	02	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11517.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	
TOTALS	1,512		157,931

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
4	MANUF	2	100%	- 2024	Heated Area: 1512			HX Base Yr 2024					
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> 56 56 27 27 <p style="text-align: center; color: blue;">BAS</p> </div>													
BLD DATE												LGL DATE	05/06/2026
XF DATE												LAND DATE	
INC DATE												AG DATE	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			157,931	
TOTAL MARKET OB/XF VALUE			7,800	
TOTAL LAND VALUE - MARKET			75,600	
TOTAL MARKET VALUE			241,331	
SOH/AGL Deduction			7,142	
ASSESSED VALUE			234,189	
TOTAL EXEMPTION VALUE	HX HB VX		56,411	
BASE TAXABLE VALUE			177,778	
TOTAL JUST VALUE			241,331	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			232,773	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33701	PUMP/UTPOL	698	01/14/2016
13550	M H	125	01/23/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1496/363	7/28/2023	WD	Q	I	01	289,000
GRANTOR: MUSGROVE JASON G						
GRANTEE: BRIER GUS						
1304/2425	11/16/2015	WD	Q	I	01	35,000
GRANTOR: DANIEL & JANET CRAPPS						
GRANTEE: JASON G MUSGROVE						

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	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100		3	100	7,000	
2	0070	CARPORT UF	0	100	0	0		1.00	UT 800.00	800.00	100	2024	2023	100	800	

TOTAL OB/XF														7,800	
8832 SE COUNTY ROAD 245 , LAKE CITY															

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W56 S27 E56 N27\$.													

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	
1	0200	C	MBL HM	100		A-1	0.00	0.00	6.00	AC		1.00	1.00	0.90	12,000.00	10,800.00	64,800								
2	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	0.90	12,000.00	10,800.00	10,800								