

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
05	DRYWALL 100				
08	SHT VINYL 70				
14	CARPET 30				
03	CENTRAL 100				
04	AIR DUCTED 100				
3	100				
2	100				
1.	1.100				
01	CONV 100				
0	100				
03	03 100				
01	01 100				
06	06				
0200	MOBILE HOME				
		02			
11517.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,352	100		1,352	94,653
UOP	120	25		30	2,100
TOTALS	1,472			1,382	96,753

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,382	132.5950	127.29	175,915	1998	1998		0	0	45.00	55.00
1 MANUF 1 100% - 0			Heated Area: 1352				HX Base Yr					

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		96,753	
TOTAL MARKET OB/XF VALUE		10,200	
TOTAL LAND VALUE - MARKET		32,000	
TOTAL MARKET VALUE		138,953	
SOH/AGL Deduction		83,064	
ASSESSED VALUE		55,889	
TOTAL EXEMPTION VALUE		30,889	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		138,953	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		132,939	
LAND:3:1: 1 AC ADDED 1995			
XFOB:1:1: VAND MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
32747	M H	0	03/05/2015
11835	PUMP/UTPOL	30	11/06/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1355/2733	3/19/2018	WD	U	I	11	100
GRANTOR: CAROLYN UNION						
GRANTEE: CAROLYN UNION & SAM						
0949/2269	3/19/2002	WD	Q	I	01	100
GRANTOR: JAMES E, HENRY D & CH						
GRANTEE: CAROLYN UNION (FKA						

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	0294	SHED WOOD/	0	100	10	18	1.00	UT	0.00	100	0	0	3	100	200	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100			3	100	3,000	
TOTALS													10,200			

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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	16,000								
2	0000	C	VAC RES	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	16,000								