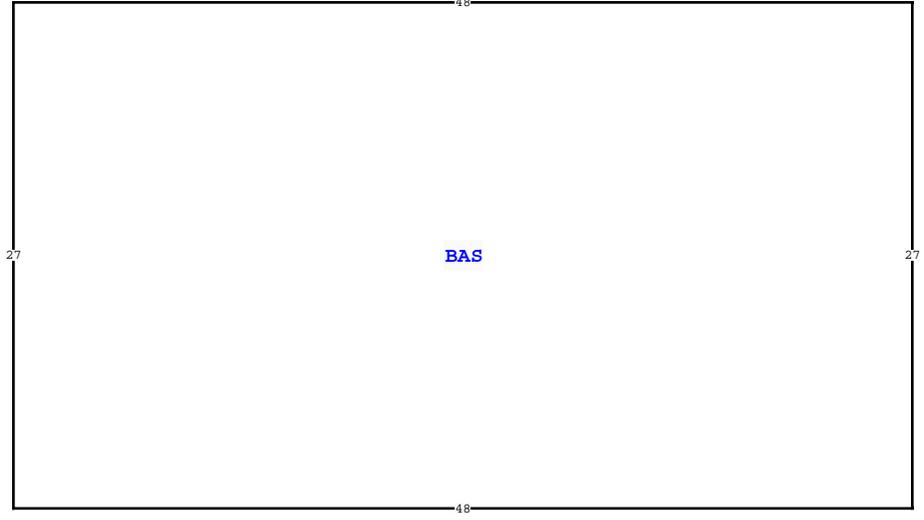




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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	0200 MOBILE HOME		
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	12417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,296	100	
TOTALS	1,296		35,428

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MOBILE HME	100%	- 2007	68.34	88,569	1996	1996	0	0	60.00	40.00	
			Heated Area: 1296			HX Base Yr 2007						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			35,428
TOTAL MARKET OB/XF VALUE			7,600
TOTAL LAND VALUE - MARKET			18,750
TOTAL MARKET VALUE			61,778
SOH/AGL Deduction			22,053
ASSESSED VALUE			39,725
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE			14,725
TOTAL JUST VALUE			61,778
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			61,778
SALE:2:1: VALUE TOO LOW			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23016	M H	250	04/12/2005
17994	M H	125	03/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1535/2041	3/18/2025	WD	U	I	34	100
GRANTOR: O'STEEN COLIN						
GRANTEE: BRANTLEY TRAVIS						
1102/0840	4/27/2005	AG	Q	I	01	34,350
GRANTOR: COLIN O'STEEN						
GRANTEE: TRAVIS & BOBBI 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
1	0120	CLFENCE 4	0	100	0	0	UT	0.00	0.00	100	2005	2005
2	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2005	2005
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100		

TOTAL OB/XF												
7,600												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0200	C	MBL HM	100		A-1	0.00	0.00	2.50	AC		1.00
2	0000	C	VAC RES	100		A-1	0.00	0.00	2.50	AC		1.00

BUILDING NOTES						
737 SE POUNDS HAMMOCK RD, LAKE CITY						
BLD DATE						
XF DATE						
INC DATE						
LGL DATE						
LAND DATE						
AG DATE						
04/28/2025 MLU						

BUILDING DIMENSIONS												
BAS= W48 S27 E48 N27S.												

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	2.50	AC		1.00	1.00	0.75	5,000.00	3,750.00	9,375								
2	0000	C	VAC RES	100		A-1	0.00	0.00	2.50	AC		1.00	1.00	0.75	5,000.00	3,750.00	9,375								