



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 Floor	13	LAM/VNLPLK	100
Air Condition	02	WINDOW	100
Heating Type	04	AIR DUCTED	100
Bedrooms		1	100
Bathrooms		1	100
Stories	1.	1.	100
Units		0	100
Quality	05	05	
DOR CODE	0202	MOBILE HOME/M HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	13215.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	480	100	
TOTALS	480		46,323

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	2	0%	- 2023	Heated Area: 480			HX Base Yr 2023				
<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>30</p> <p>15</p> <p>BAS</p> <p>15</p> <p>30</p> </div>												
TOTALS	480			480								46,323

COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			186,316
TOTAL MARKET OB/XF VALUE			21,420
TOTAL LAND VALUE - MARKET			47,340
TOTAL MARKET VALUE			255,076
SOH/AGL Deduction			18,476
ASSESSED VALUE			236,600
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			185,189
TOTAL JUST VALUE			255,076
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			244,815
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041809	Mobile Home		04/27/2021
39350	M H	0	02/26/2020
37523	TR/TRAILER	257	12/10/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1465/2058	4/18/2022	WD	Q	I	03	268,000
GRANTOR: HINES SUSAN E						
GRANTEE: LAHRING JULIE ANN						
1465/2055	3/24/2022	WD	U	I	11	100
GRANTOR: HINES COLTEN WALKER A						
GRANTEE: HINES SUSAN E						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	100	12	24	288.00	UT	15.00	15.00	100	0
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2020
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	
4	0081	DECKING WI	0	100	6	16	1.00	UT	0.00	0.00	100	2020
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	
6	9910	RV SITE/RE	0	0	0	0	2.00	UT	2,000.00	2,000.00	100	2021
TOTALS												

BUILDING NOTES	
1216 NW WHITE SPRINGS AVE, WHITE SPRINGS	

BUILDING DIMENSIONS	
BAS= W30 S16 E30 N16\$.	

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		00	0.00	0.00	5.26	AC		1.00	1.00	1.00	9,000.00	9,000.00	47,340								

