

AKA LOT 17 BLOCK A DEERHAVEN UNR  
OF W1/2 OF SE1/4, RUN N 30 FT TO  
WEEKS RD, RUN N 1440 FT FOR POB,

LEVROD GROUP LLC  
110 SW STATFORD GLN  
LAKE CITY, FL 32024

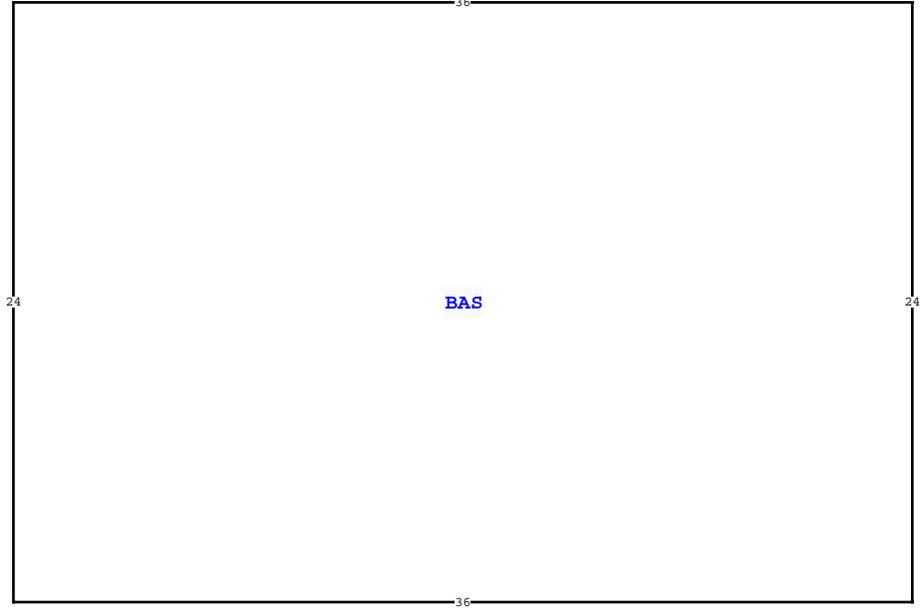
2026

13-4S-17-08335-016



| 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 Units       | 01               | CONV         | 100    |
|                          |                  | 0            | 100    |
| Quality                  | 05               | 05           |        |
| DOR CODE                 | 0200             | MOBILE HOME  |        |
| MAP NUM                  |                  | MKT AREA     | 04     |
| NEIGHBORHOOD/LOC         | 13417.010        | 1.00/        |        |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE  | YEAR   |
| BAS                      | 864              | 100          |        |
| TOTALS                   | 864              |              | 45,467 |

| MARKET ADJUSTMENTS |       |           |             |                |                |     |     |      |      |      |        |                             |  |
|--------------------|-------|-----------|-------------|----------------|----------------|-----|-----|------|------|------|--------|-----------------------------|--|
| TYPE               | MDL   | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |                             |  |
| 1                  | MANUF | 1         | 0%          | 2023           |                |     |     |      |      |      |        | Heated Area: 864 HX Base Yr |  |



| COLUMBIA COUNTY PROPERTY                |             |           |            | PAGE 1 of 1 | 3      |            |
|---|-------------|-----------|------------|-------------|--------|------------|
| VALUATION SUMMARY                       |             |           |            |             |        |            |
| VALUATION BY                            |             |           |            | STANDARD    |        |            |
| Tax Group: 3                            |             |           |            | Tax Dist:   |        |            |
| BUILDING MARKET VALUE                   |             |           |            | 45,467      |        |            |
| TOTAL MARKET OB/XF VALUE                |             |           |            | 7,000       |        |            |
| TOTAL LAND VALUE - MARKET               |             |           |            | 9,900       |        |            |
| TOTAL MARKET VALUE                      |             |           |            | 62,367      |        |            |
| SOH/AGL Deduction                       |             |           |            | 0           |        |            |
| ASSESSED VALUE                          |             |           |            | 62,367      |        |            |
| TOTAL EXEMPTION VALUE                   |             |           |            | 0           |        |            |
| BASE TAXABLE VALUE                      |             |           |            | 62,367      |        |            |
| TOTAL JUST VALUE                        |             |           |            | 62,367      |        |            |
| NCON VALUE                              |             |           |            | 0           |        |            |
| INCOME VALUE                            |             |           |            |             |        |            |
| PREVIOUS YEAR MKT VALUE                 |             |           |            | 63,705      |        |            |
| SALE:2:1: LOTS 16 & 17 BLK A DEERHAVEN. |             |           |            |             |        |            |
| PERMIT NUM                              | DESCRIPTION | AMT       | ISSUED     |             |        |            |
| 26330                                   | M H         | 553       | 10/16/2007 |             |        |            |
| SALES DATA                              |             |           |            |             |        |            |
| OFF RECORD Number                       | DATE        | TYPE INST | Q / U      | V / I       | RSN CD | SALE PRICE |
| 1482/12                                 | 12/27/2022  | WD        | Q          | I           | 01     | 58,000     |
| GRANTOR: THOMAS BRANDI N                |             |           |            |             |        |            |
| GRANTEE: LEVROD GROUP LLC               |             |           |            |             |        |            |
| 1262/0295                               | 9/20/2013   | WD        | U          | I           | 12     | 55,000     |
| GRANTOR: 21ST MORTGAGE CORPORA          |             |           |            |             |        |            |
| GRANTEE: BRANDI N & TOMMY TH            |             |           |            |             |        |            |
| BUILDING NOTES                          |             |           |            |             |        |            |
| BUILDING DIMENSIONS                     |             |           |            |             |        |            |
| BAS= W36 S24 E36 N24\$.                 |             |           |            |             |        |            |

| EXTRA FEATURES |            |             |         |   |   |       |    |          |                |           |         |             |   | 400 SE SULTON LOOP, LAKE CITY |                 |       |
|----------------|------------|-------------|---------|---|---|-------|----|----------|----------------|-----------|---------|-------------|---|-------------------------------|-----------------|-------|
| 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       | 0 | 0 | 1.00  | UT | 7,000.00 | 7,000.00       | 100       |         |             | 3 | 100                           | 7,000           |       |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |        |             |           |     |          |        | TOTAL OB/XF |            |                |            |                             |      |         |      |     |    | 7,000  |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|--------|-------------|-----------|-----|----------|--------|-------------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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               | 0   |     | RSF/MB   | 60.00 | 284.00 | 1.00        | LT        |     | 1.00     | 1.00   | 0.90        | 11,000.00  | 9,900.00       | 9,900      |                             |      |         |      |     |    |        |