

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Exterior Wall	00	N/A	0		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	12	HARDWOOD	50		
Interior Floor	14	CARPET	50		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	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	02		
NEIGHBORHOOD/LOC	14515.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	2025	1,512	164,043
TOTALS	1,512			1,512	164,043

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
1	MANUF	2	0%	- 2025	Heated Area: 1512		HX Base Yr																		
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>04/07/2025</td> <td>MLU</td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/07/2025	MLU
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				04/07/2025	MLU																				

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				164,043		
TOTAL MARKET OB/XF VALUE				14,000		
TOTAL LAND VALUE - MARKET				55,000		
TOTAL MARKET VALUE				233,043		
SOH/AGL Deduction				0		
ASSESSED VALUE				233,043		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				233,043		
TOTAL JUST VALUE				233,043		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				233,238		
PRMT: 3:1: LOT 7 / WALKER						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
40897	M H	0	11/17/2020			
16114	M H	125	10/05/1999			
9678	M H	125	05/03/1995			
9651	M H	125	04/26/1995			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1527/707	11/05/2024	WD	U	I	34	45,000
GRANTOR: COUNTRY DREAMS LLC						
GRANTEE: COHEE DAIN JOEL TYL						
1412/0066	5/20/2020	WD	Q	V	05	43,000
GRANTOR: PETER W GIEBEIG						
GRANTEE: COUNTRY DREAMS LLC						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2025;ORIG=13,9] E56 S27 W56 N27 \$						

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	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							