

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	14	CARPET	90
Interior Floor	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
Architectural	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	02
NEIGHBORHOOD/LOC	14716.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
TOTALS	1,620		1,620 95,399

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
0201	02	1,620	113.9000	107.07	173,453	1997	1997	0	0	45.00	55.00													
1 MANUF 1 0% - 2026 Heated Area: 1620 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>05/06/2026</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					05/06/2026	MLU
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VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	STANDARD	Tax Dist:
BUILDING MARKET VALUE		95,399	
TOTAL MARKET OB/XF VALUE		11,500	
TOTAL LAND VALUE - MARKET		86,400	
TOTAL MARKET VALUE		193,299	
SOH/AGL Deduction		0	
ASSESSED VALUE		193,299	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		193,299	
TOTAL JUST VALUE		193,299	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		175,299	
XFOB:2:1: BURN FSP			
XFOB:1:1: OLD BURN OUT MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20535	M H	125	03/20/2003
20121	M H	125	11/08/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1561/2087	2/25/2026	QC	U	I	11	100
GRANTOR: FLORIDA HOLDINGS TRUS						
GRANTEE: COLUMBIA FLORIDA HO						
1545/1046	6/16/2025	TD	U	I	18	0
GRANTOR: HINES MARIE						
GRANTEE: FLORIDA HOLDINGS TR						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2010
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2010
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	
4	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2010
5	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2010
6	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2010

TOTAL OB/XF												
11,500												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0200	C	MBL HM	0		00	0.00	0.00	8.00	AC		1.00

TOT ADJ	% COND	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
0.90	1.00	12,000.00	10,800.00	86,400							

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS= W60 S27 E60 N27\$.												