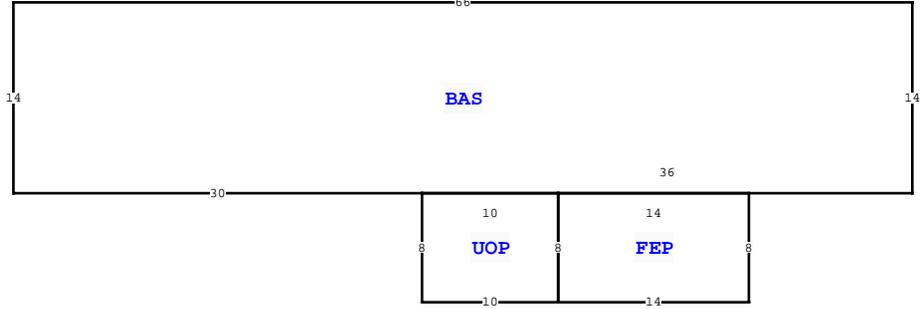


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectural	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
2000	02	1,039	103.4100	83.76	87,027	2003	2003	0	0	10	45.00	45.00	
1 MANUF 1 0% - 2026 Heated Area: 924 HX Base Yr													



Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	15417.040 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	924	100
FEP	112	85
UOP	80	25
TOTALS	1,116	1,039
SUBAREA MARKET VALUE		39,162

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	0294	SHED WOOD/	0	0	12	16	192.00	UT	5.50	5.50	100	2003	2003	3	100	1,056	
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

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	22,500.00	22,500.00	22,500							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2			Tax Dist:
BUILDING MARKET VALUE			39,162
TOTAL MARKET OB/XF VALUE			4,056
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			65,718
SOH/AGL Deduction			0
ASSESSED VALUE			65,718
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			65,718
TOTAL JUST VALUE			65,718
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			73,720

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052909	Electrical Servic		04/21/2025
000052832	Roof Replacement	2,800	04/04/2025
20629	M H	125	04/22/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1535/1869	2/13/2025	WD U	I	I	12	72,000
GRANTOR: CASCADE FUNDING MORTG						
GRANTEE: ANDERSON JOSH						
1528/2060	10/31/2024	QC U	I	I	11	100
GRANTOR: MORTGAGE ASSETS MANAG						
GRANTEE: CASCADE FUNDING MOR						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W66 S14 E30 E36 N14 \$	
FEP=[ORIG=-26,22] E14 N8 W14 S8 \$	
UOP=[ORIG=-36,14] S8 E10 N8 W10 \$	