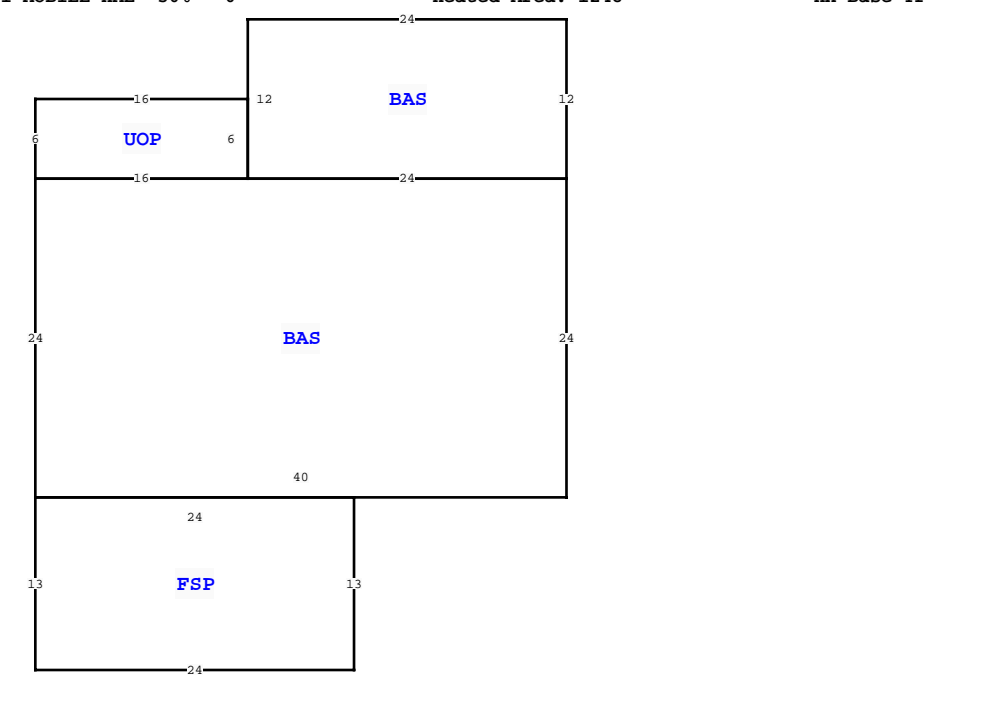


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	03 BELOW AVG. 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	01 MINIMUM 100				
Interior Wall	04 PLYWOOD 100				
Interior Floo	14 CARPET 90				
Interior Floo	08 SHT VINYL 10				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	2 100				
Bathrooms	2 100				
Stories	1. 1. 100				
Architectual	01 CONV 100				
Units	0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	03 03				
DOR CODE	0202 MOBILE HOME/M HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	15516.040 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	288	100		288	5,717
BAS	960	100		960	19,058
FSP	312	40		125	2,482
UOP	96	25		24	476
TOTALS	1,656			1,397	27,733

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,397	82.7100	49.63	69,333	1985	1985	0	0	60.00	40.00



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		81,530	
TOTAL MARKET OB/XF VALUE		16,859	
TOTAL LAND VALUE - MARKET		34,240	
TOTAL MARKET VALUE		132,629	
SOH/AGL Deduction		39,024	
ASSESSED VALUE		93,605	
TOTAL EXEMPTION VALUE		HA HAB SX 13,308	
BASE TAXABLE VALUE		80,297	
TOTAL JUST VALUE		132,629	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		130,489	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050808	Mobile Home		10/31/2025
000050802	Right-of-Way Acce		09/12/2024
18589	M H	125	08/08/2001
7549	M H	60	09/02/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0773/1199	4/12/1993	WD	Q	I		24,000
GRANTOR: JOHN LEVIN						
GRANTEE: SCHNEIDERS						
0526/0018	10/01/1983	WD	Q	V	01	10,000
GRANTOR:						
GRANTEE:						

EXTRA FEATURES 275 SW WHEAT PL, 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	0080	DECKING	0	50	10	12	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0294	SHED WOOD/	0	50	12	14	1.00	UT	0.00	0.00	100	0	0	3	100	500	
3	0294	SHED WOOD/	0	50	12	16	192.00	UT	4.50	4.50	100	0	0	3	100	864	
4	9945	Well/Sept	0	50	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0070	CARPOR UF	0	50	20	25	500.00	UT	3.00	3.00	65	1993	1993	3	65	975	
6	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
7	0294	SHED WOOD/	0	50	10	16	160.00	UT	7.50	7.50	60	1993	1993	3	60	720	
8	0190	FPLC PF	0	50	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
9	0120	CLFENCE 4	0	50	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	
10	0070	CARPOR UF	0	50	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	
TOTAL OB/XF																15,959	

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	DPHT 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	50			0.00	0.00	1.14	AC		1.00	1.00	1.00	16,000.00	16,000.00	18,240							
2	0200	C	MBL HM	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	16,000							

