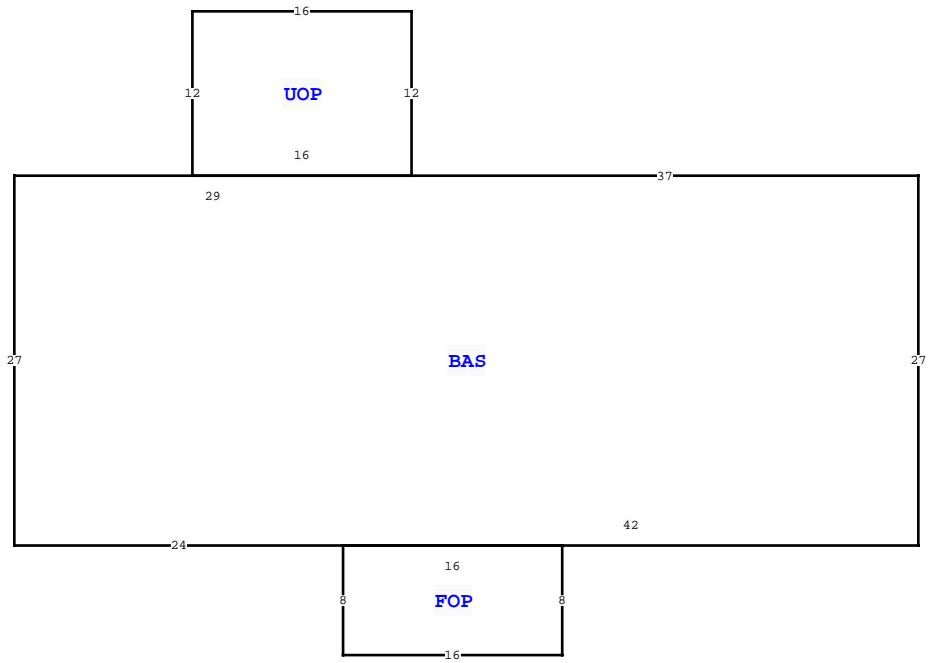




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual	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	03
NEIGHBORHOOD/LOC	16216.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,782	100	
FOP	128	35	
UOP	192	25	
TOTALS	2,102		1,875 96,814

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	MANUF	1	0%	- 2025								Heated Area: 1782 HX Base Yr	



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				96,814		
TOTAL MARKET OB/XF VALUE				10,455		
TOTAL LAND VALUE - MARKET				18,000		
TOTAL MARKET VALUE				125,269		
SOH/AGL Deduction				0		
ASSESSED VALUE				125,269		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				125,269		
TOTAL JUST VALUE				125,269		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				122,465		
XFOB:1:1: SUMM MH						
BLDG:1:1: SUMM MH						
PERMIT NUM				DESCRIPTION	AMT	ISSUED
12699				M H	125	06/26/1997
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1518/1100	6/21/2024	WD	Q	I	01	124,000
GRANTOR: MILLER-SMALL DONNA RE						
GRANTEE: CHANNELL DAVID M						
1421/0273	9/23/2020	WD	Q	I	01	92,500
GRANTOR: DAVID & PATTI CARTER						
GRANTEE: DONNA MILLER-SMALL						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W37 UOP= N12 W16 S12 E16\$ W29 S27 E24 FOP= S8 E16 N8 W16\$ E42 N27\$.						

EXTRA FEATURES														5032 NW LASSIE BLACK ST, WHITE SPRINGS		BLD DATE	LGL DATE	MLU
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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1991	1991	3	100	1,200		
2	0070	CARPORT UF	0	0	18	20	360.00	UT	3.00	3.00	100	1997	1997	3	100	1,080		
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000		
4	0120	CLFENCE 4	0	0	0	0	150.00	UT	4.50	4.50	100	1997	1997	3	100	675		
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	500		
TOTAL OB/XF 10,455																		

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000							