

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 Floo	14	CARPET	90
Interior Floo	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
Architectual	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	06
NEIGHBORHOOD/LOC	16416.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,296	100	
TOTALS	1,296		77,938

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MANUF	1	100%	-	2006						
Heated Area: 1296						HX Base Yr 2006					
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="color: blue; font-size: 2em;">BAS</span> </div>											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
AG DATE											
										04/10/2025	MLU

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		77,938	
TOTAL MARKET OB/XF VALUE		14,030	
TOTAL LAND VALUE - MARKET		30,000	
TOTAL MARKET VALUE		121,968	
SOH/AGL Deduction		44,171	
ASSESSED VALUE		77,797	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		26,386	
TOTAL JUST VALUE		121,968	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		120,350	
SALE: 2:1: 3 AC WITH MH UNR AGREEMENT			
XF0B: 1:1: IDJG5224C6N15054L & R ON DEED (GUERDON)			
BLDG: 1:1: ID3JG5224C6N15054L&R ON DEED GUERDON MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22975	M H	250	04/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1045/0794	3/14/2005	WD	Q	I	04	43,500
GRANTOR: GERALD HOWERTON						
GRANTEE: REBECCA FOX & ALBER						
0819/0495	3/04/1995	AD	U	I	13	28,000
GRANTOR: GERALD HOWERTON						
GRANTEE: REBECCA FOX						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0040	BARN, POLE	0	100	0	0		1.00	0.00	100	2007
2	0169	FENCE/WOOD	0	100	0	0		180.00	13.50	100	2007
3	9945	Well/Sept	0	100	0	0		1.00	7,000.00	100	2007
4	0294	SHED WOOD/	0	100	0	0		1.00	0.00	100	2014
5	0261	PRCH, UOP	0	100	0	0		1.00	0.00	100	2019
6	0296	SHED METAL	0	100	0	0		1.00	0.00	100	2019

TOTAL OB/XF											
14,030											
834 SW LEGION DR, LAKE CITY											

BUILDING NOTES											
BAS= W48 S27 E48 N27S.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		00	0.00	0.00	3.00	AC	1.00

BUILDING DIMENSIONS											
YEAR	DENSITY	DECL	FRZ	YR	CONSRV						