

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	07
NEIGHBORHOOD/LOC	17317.040 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,560	100	
TOTALS	1,560		1,560 169,251

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
1	MANUF	2	100%	- 2022	Heated Area: 1560			HX Base Yr 2022																
<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>04/21/2023</td> <td>MLU</td> <td></td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				04/21/2023	MLU	
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COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	169,251		
TOTAL MARKET OB/XF VALUE	12,616		
TOTAL LAND VALUE - MARKET	18,500		
TOTAL MARKET VALUE	200,367		
SOH/AGL Deduction	47,440		
ASSESSED VALUE	152,927		
TOTAL EXEMPTION VALUE	51,411		
BASE TAXABLE VALUE	101,516		
TOTAL JUST VALUE	200,367		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	200,568		
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049927	Right-of-Way Acce		05/23/2024
000049929	Storage Building	7,000	05/23/2024
41138	MH		01/11/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1422/1171	10/19/2020	WD	Q	V	01	12,000
GRANTOR: LAJUAN ADKINS FKA LAJ						
GRANTEE: JEFFERY D & KATHERI						
0962/0634	9/11/2002	WD	Q	V	06	100
GRANTOR: BRADY						
GRANTEE: JAMES E & LAJUAN BR						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	9945	Well/Sept	0	100	0	0	1.00	7,000.00	100			3
2	0040	BARN, POLE	0	100	24	36	864.00	6.50	100	2025	2024	100

TOTAL OB/XF												
12,616												

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[ORIG=17,20] E52 S30 W52 N30 \$												

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	100			0.00	0.00	1.00	LT		1.00																						
<table border="1"> <thead> <tr> <th>TOT ADJ</th> <th>UNIT PRICE</th> <th>ADJ UNIT PRICE</th> <th>LAND VALUE</th> <th>OTHER ADJUSTMENTS AND NOTES</th> <th>YEAR</th> <th>DENSITY</th> <th>DECL</th> <th>FRZ</th> <th>YR</th> <th>CONSRV</th> </tr> </thead> <tbody> <tr> <td>1.00</td> <td>18,500.00</td> <td>18,500.00</td> <td>18,500</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>													TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	1.00	18,500.00	18,500.00	18,500							
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