

BUILDING CHARACTERISTICS	
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 Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.5 100
Stories	1. 1. 100
Architectual	01 CONV 100
Units	0 100
Condition Adj	04 04 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0200 MOBILE HOME
MAP NUM	MKT AREA 03
NEIGHBORHOOD/LOC	19216.020 1.00/
AREA TYPE	TOTAL GROSS AREA
	PCT OF BASE
	YEAR
	TOT ADJ AREA
	SUBAREA MARKET VALUE
BAS	2,052 100
	2,052 194,984
TOTALS	2,052 2,052 194,984

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100% - 2022		246,815	2005	2015	0	0	21.00	79.00	
				Heated Area: 2052				HX Base Yr 2022				
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <div style="position: absolute; top: 0; left: 0; right: 0; border-bottom: 1px solid black;">76</div> <div style="position: absolute; bottom: 0; left: 0; right: 0; border-top: 1px solid black;">76</div> <div style="position: absolute; left: 0; top: 0; bottom: 0; border-right: 1px solid black;">27</div> <div style="position: absolute; right: 0; top: 0; bottom: 0; border-left: 1px solid black;">27</div> <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue; font-weight: bold;">BAS</div> </div>												

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			194,984
TOTAL MARKET OB/XF VALUE			19,300
TOTAL LAND VALUE - MARKET			80,000
TOTAL MARKET VALUE			294,284
SOH/AGL Deduction			74,164
ASSESSED VALUE			220,120
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			168,709
TOTAL JUST VALUE			294,284
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			297,464

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22331	M H	293	09/22/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1452/586	11/02/2021	WD	Q	I	01	225,000
GRANTOR: EDWARDS RANDALL E						
GRANTEE: VARGAS GUADALUPE LO						
1021/0272	7/07/2004	WD	Q	V		21,500
GRANTOR: SEABRON						
GRANTEE: EDWARDS						

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	% COND	OB/XF MKT VALUE	NOTES
1	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2005	2005	3	100	400	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0080	DECKING	0	100	0	0	UT	0.00	0.00	100	2005	2005	3	100	400	
5	0081	DECKING WI	0	100	0	0	UT	2,000.00	2,000.00	100	2022	2021		100	2,000	
6	0166	CONC,PAVMT	0	100	0	0	UT	1,000.00	1,000.00	100	2022	2021		100	1,000	
7	0020	BARN,FR	0	100	0	0	UT	2,800.00	2,800.00	100	2023	2022		100	2,800	
8	0294	SHED WOOD/	0	100	0	0	UT	4,500.00	4,500.00	100	2023	2022		100	4,500	

TOTAL OB/XF													19,300				
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE												
						04/14/2025	MLU										

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W76 S27 E76 N27\$.												

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	100		A-1	0.00	0.00	2.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	80,000								