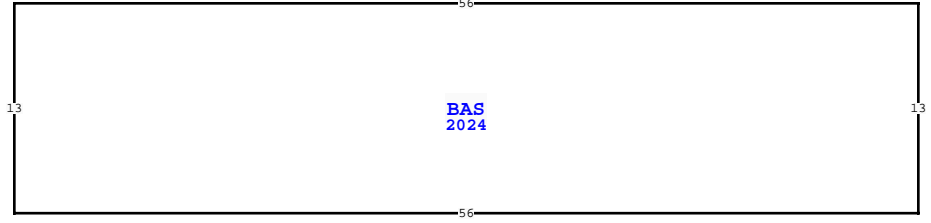


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	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	03
NEIGHBORHOOD/LOC	19317.040 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	728	100	2024
TOTALS	728		728
			77,056

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0202	02	728	112.5000	109.12	79,439	2023	2023	0	0	3.00	97.00	
1 MANUF 2 0% - 2024 Heated Area: 728 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	77,056		
TOTAL MARKET OB/XF VALUE	11,680		
TOTAL LAND VALUE - MARKET	12,000		
TOTAL MARKET VALUE	100,736		
SOH/AGL Deduction	0		
ASSESSED VALUE	100,736		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	100,736		
TOTAL JUST VALUE	100,736		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	99,143		
SALE: 3:2: ID#SHS1WGA19820857.			
SALE: 3:1: SALE INCLUDES 1982 SHOW MH			
SALE: 2:1: PROBATE FILE #94-280-CP			
XFOB: 2:1: BOWEN MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046904	Mobile Home		04/05/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1291/0572	3/16/2015	QC	U	I	11	54,300
GRANTOR: HARRY STEVE BROWN						
GRANTEE: STEPHEN EDGAR BROWN						
1287/1041	1/07/2015	QC	U	I	11	100
GRANTOR: WANDA CHARLENE JUSTIC						
GRANTEE: HARRY STEVE BROWN						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	0	12	16	192.00	UT	14.00	14.00	50	0
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	0
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	0
4	0297	SHED CONCR	0	0	0	0	1.00	UT	336.00	336.00	100	2024

BUILDING NOTES			
1042 NW COUNTY ROAD 25A , LAKE CITY			
BLD DATE			
XF DATE			
INC DATE			
LGL DATE		05/07/2026 MLU	
LAND DATE			
AG DATE			

BUILDING DIMENSIONS			
BAS=[YR=2024;ORIG=18,16] E56 S13 W56 N13 \$			

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			0.00	0.00	2.00	LT		1.00	1.00	1.00	6,000.00	6,000.00	12,000								