LOT 3 HERNDON ACRES S/D.

882-1122, 914-566, 567, 959-2109

GRIFFETH BRIAN/GRIFFETH JILL
11081 BENNINGTON ST
LOS ALAMITOS, CA 90720

2027

19-6S-16-03876-103

BUILDING CHARACTERISTICS

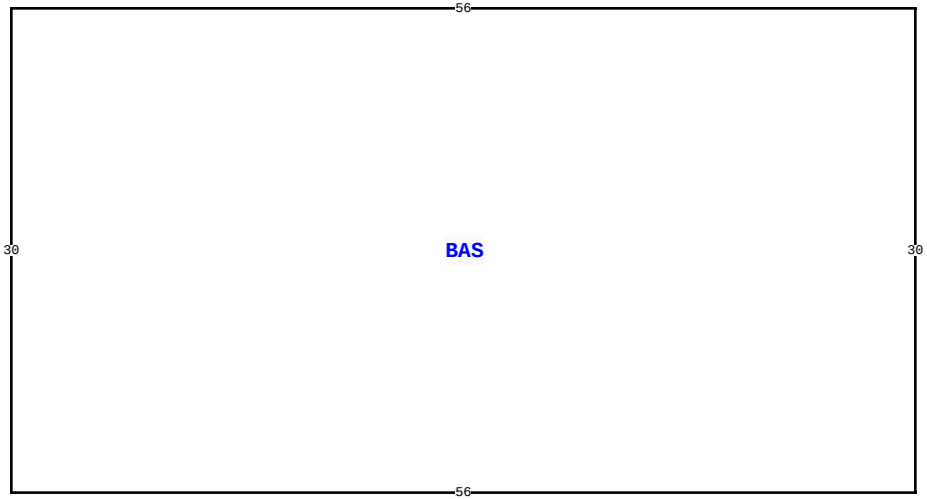
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	19616.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,680	100		1,680	26,178
TOTALS	1,680			1,680	26,178

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	1,680	86.5640	51.94	87,259	2001	2001	0	0	10	60.00	30.00

1 MOBILE HME 0% - 2025 Heated Area: 1680 HX Base Yr



173 SW BOUNDARY WAY, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	26,178
TOTAL MARKET OB/XF VALUE	7,200
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	57,378
SOH/AGL Deduction	0
ASSESSED VALUE	57,378
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	57,378
TOTAL JUST VALUE	57,378
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	57,378

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17580	M H	125	10/25/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1510/2110	3/12/2024	WD	U	I	12	62,000
GRANTOR: U.S. TRUST NATIONAL A						
GRANTEE: GRIFFETH BRIAN						
1478/34	10/25/2022	CT	U	I	18	43,100
GRANTOR: ADAIR ALBERT W II						
GRANTEE: U.S. TRUST NATIONAL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S30 E56 N30$.

LAND DESCRIPTION

TOTAL OB/XF 7,200

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 05/18/2026 BY AJ Total Acres: 2.19 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/17/2026 BY SYS