

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 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		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	02
NEIGHBORHOOD/LOC	19717.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,550	100	
FEP	400	85	
FSP	128	40	
TOTALS	2,078		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100% - 2004		68.94	133,813	1990	1990	0	0	60.00	40.00

Heated Area: 1550 HX Base Yr 2004

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			53,525
TOTAL MARKET OB/XF VALUE			25,648
TOTAL LAND VALUE - MARKET			18,540
TOTAL MARKET VALUE			97,713
SOH/AGL Deduction			41,092
ASSESSED VALUE			56,621
TOTAL EXEMPTION VALUE	HX HB		31,621
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			97,713
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			93,593
SALE: 2:1: 1990 MERI DW MH INCL IN SALE			
XFOB: 4:1: MERI MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046581	Roof Replacement	5,000	02/23/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0994/0280	9/03/2003	WD Q	Q	I		84,000
GRANTOR: BETTY GOLDMAN & HARRI						
GRANTEE: RANDOLPH C & BETTY						
0884/0436	7/08/1999	WD Q	Q	I		65,000
GRANTOR: BREWSTER						
GRANTEE: GOLDMAN & SLEPIAN (

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	0210	GARAGE U	0	100	20	28	UT		18.00	60	0	0	3	60	10,368	
2	0296	SHED METAL	0	100	42	38	UT	5.00	5.00	100	0	0	3	100	7,980	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0120	CLFENCE 4	0	100	0	0	UT	0.00	0.00	100	1993	1993	3	100	300	

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		00	0.00	0.00	1.03	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,540							