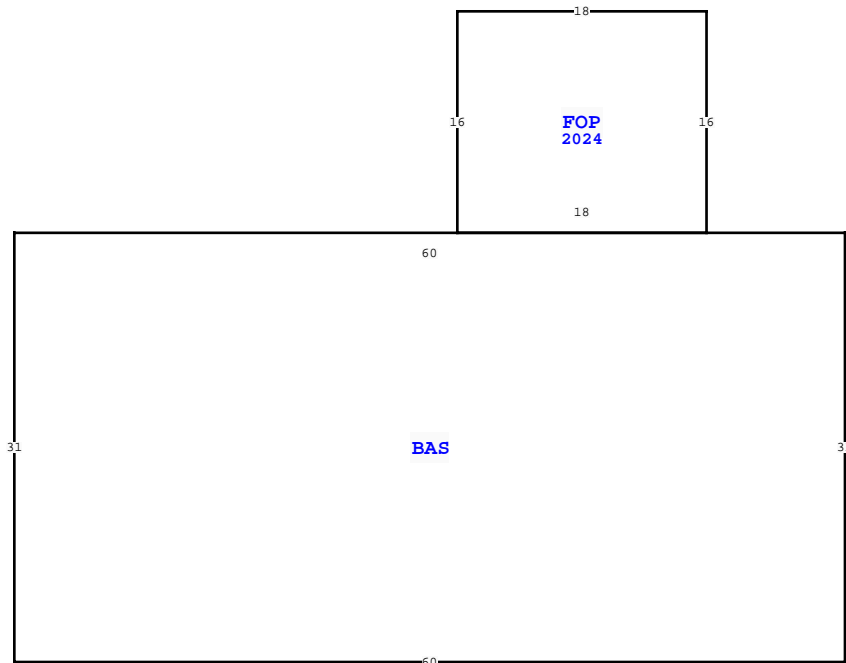




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	80
Interior Floor	14	CARPET	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Units		0	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	20217.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,860	100	
FOP	288	35	2024
TOTALS	2,148		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0202	02	1,961	118.8000	115.24	225,986	2020	2020		0	0	9.00	91.00
3 MANUF 2			100% - 2025			Heated Area: 1860			HX Base Yr 2025			



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		205,647	
TOTAL MARKET OB/XF VALUE		27,700	
TOTAL LAND VALUE - MARKET		22,000	
TOTAL MARKET VALUE		255,347	
SOH/AGL Deduction		0	
ASSESSED VALUE		255,347	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		203,936	
TOTAL JUST VALUE		255,347	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		259,189	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050493	Storage Building	12,800	08/01/2024
000048413	Roof Replacement	9,300	10/13/2023
40016	M H	0	06/23/2020
14224	M H	125	07/01/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1512/360	3/29/2024	WD	Q	I	01	289,900
GRANTOR: SPRADLEY ZACHARY BROC						
GRANTEE: TREJO MANUEL						
1512/358	3/29/2024	QC	U	I	11	100
GRANTOR: THOMAS DALE ROBERTS F						
GRANTEE: TREJO MANUEL						

EXTRA FEATURES		8144 N US HIGHWAY 441 , LAKE CITY														
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	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000
2	0060	CARPORT F	0	100	0	0		1.00	UT 4,500.00	4,500.00	100	2024	2023		100	4,500
3	0296	SHED METAL	0	100	0	0		1.00	UT 1,500.00	1,500.00	100	2024	2023		100	1,500
4	0080	DECKING	0	100	0	0		1.00	UT 300.00	300.00	100	2024	2023		100	300
5	0030	BARN, MT	0	100	0	0		960.00	UT 15.00	15.00	100	2025	2024		100	14,400

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

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[ORIG=0,0] W60 S31 E60 N31 \$									
FOP=[YR=2024;ORIG=-28,-16] S16 E18 N16 W18 \$									

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	AC		1.00	1.00	1.00	11,000.00	11,000.00	22,000							