

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Exterior Wall	00	N/A 0	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floor	08	SHT VINYL 50	
Interior Floor	14	CARPET 50	
Air Condition	02	WINDOW 100	
Heating Type	02	CONVECTION 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	04	04	
DOR CODE	0202 MOBILE HOME/M HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	20516.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	2023
TOTALS	924		39,136

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
0200	02	924	91.6750	77.01	71,157	1993	1993	0	0	45.00	55.00														
1 MANUF 1 100% - 2023 Heated Area: 924 HX Base Yr 2023																									
																									
<table border="1" style="width: 100%;"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>05/08/2026</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td>MLU</td> </tr> </table>														BLD DATE		LGL DATE		XF DATE		LAND DATE	05/08/2026	INC DATE		AG DATE	MLU
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			39,136
TOTAL MARKET OB/XF VALUE			7,300
TOTAL LAND VALUE - MARKET			26,820
TOTAL MARKET VALUE			73,256
SOH/AGL Deduction			15,672
ASSESSED VALUE			57,584
TOTAL EXEMPTION VALUE	HX HB	32,584	
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			73,256
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			66,361

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14226	M H	125	07/01/1998
7375	M H	60	07/15/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1532/826	1/27/2025	WD	U	I	11	100
GRANTOR: KELM MARK						
GRANTEE: ASH MARK						
1515/2528	6/04/2024	WD	U	I	11	100
GRANTOR: KELM MARK						
GRANTEE: KELM MARK						

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	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100		3	100	7,000	
2	0296	SHED METAL	0	100	0	0		1.00	UT 300.00	300.00	100	2023	2022	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		A-1	0.00	0.00	1.49	AC		1.00	1.00	1.00	18,000.00	18,000.00	26,820							

REVIEW DATE 03/05/2026 BY JB																													
Total Acres: 1.49										Total Land Value: 26,820					Market: 0					Agricultural: 0					Common: 26,820				