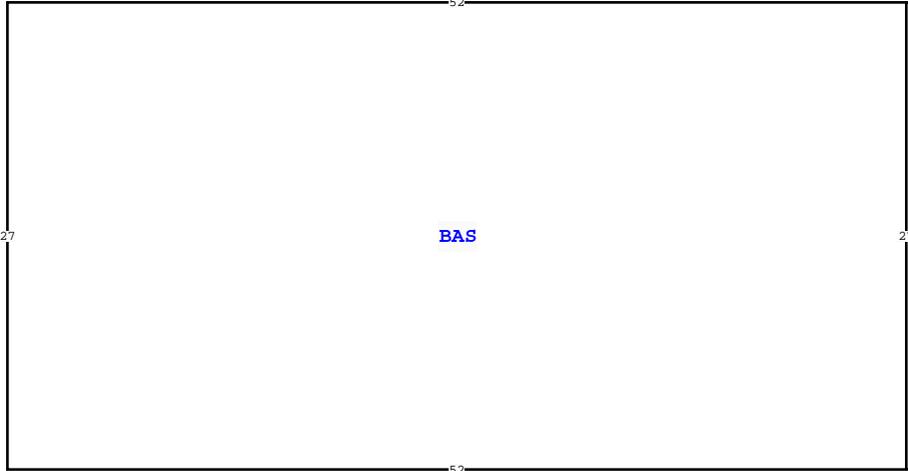


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	05 AVERAGE 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 80				
Interior Floor	08 SHT VINYL 20				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 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	03 03				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 01				
NEIGHBORHOOD/LOC	21316.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	37,195
TOTALS	1,404			1,404	37,195

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%	- 2019		92,987	1990	1990	0	0	60.00	40.00
				Heated Area: 1404			HX Base Yr 2019				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			37,195
TOTAL MARKET OB/XF VALUE			7,600
TOTAL LAND VALUE - MARKET			17,500
TOTAL MARKET VALUE			62,295
SOH/AGL Deduction			29,771
ASSESSED VALUE			32,524
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			7,524
TOTAL JUST VALUE			62,295
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			58,020
LAND:1:1: 1.25 ACRES IS LOW WET.CYPRESS POND			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1370/2025	10/12/2018	PB	U	I	18	0
GRANTOR: CLERK OF COURT (MARIE						
GRANTEE: M MCCLLENITHAN, R WEN						
1369/0574	9/20/2018	QC	U	I	11	100
GRANTOR: SCOTT WENDEL						
GRANTEE: MARIANNE E MCCLLENIT						

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	0296	SHED METAL	0	100	0	0			0.00	100	2017	2017	3	100	400	
2	0261	PRCH, UOP	0	100	0	0			0.00	100	2014	2014	3	100	200	
3	9945	Well/Sept	0	100	0	0			7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/20/2026	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W52 S27 E52 N27\$.	

LAND DESCRIPTION		TOTAL OB/XF															7,600							
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	2.50	AC		1.00	1.00	0.50	14,000.00	7,000.00	17,500							