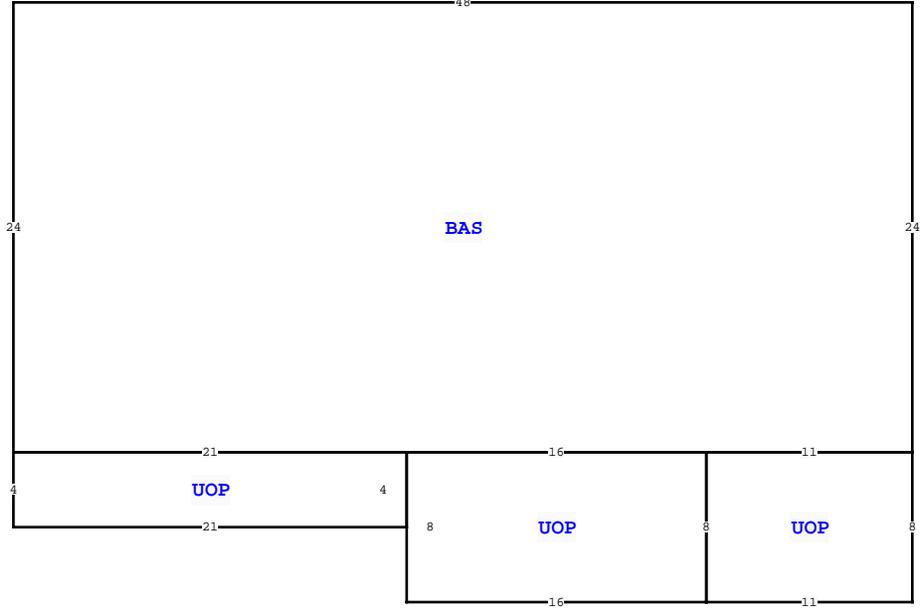


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
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	21516.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,152	100	
UOP	84	25	
UOP	88	25	
UOP	128	25	
TOTALS	1,452		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	0% - 0		68.34	83,853	1986	1986	0	0	60.00	40.00
			Heated Area: 1152			HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		33,541	
TOTAL MARKET OB/XF VALUE		8,800	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		92,341	
SOH/AGL Deduction		26,228	
ASSESSED VALUE		66,113	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		66,113	
TOTAL JUST VALUE		92,341	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		82,341	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1283/1547	10/24/2014	WD	Q	I	01	37,000
GRANTOR: DONALD D HALL						
GRANTEE: JAMES C & LEAH J KE						
1032/2145	12/09/2004	WD	Q	I	04	10,285
GRANTOR: DEAS						
GRANTEE: HALL						

EXTRA FEATURES		723 SW SEBASTIAN CIR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0040	BARN, POLE	0.00
2	0190	FPLC PF	1,200.00
3	9945	Well/Sept	7,000.00
4	0261	PRCH, UOP	0.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/07/2026	MLU
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BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W48 S24 UOP= S4 E21 N4 W21\$ E21 UOP= S8 E16 N8 W16\$ E16UOP= S8 E11 N8 W11\$ E11 N24\$.	

LAND DESCRIPTION		TOTAL OB/XF 8,800																						
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	0102	C	SFR/MH	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							