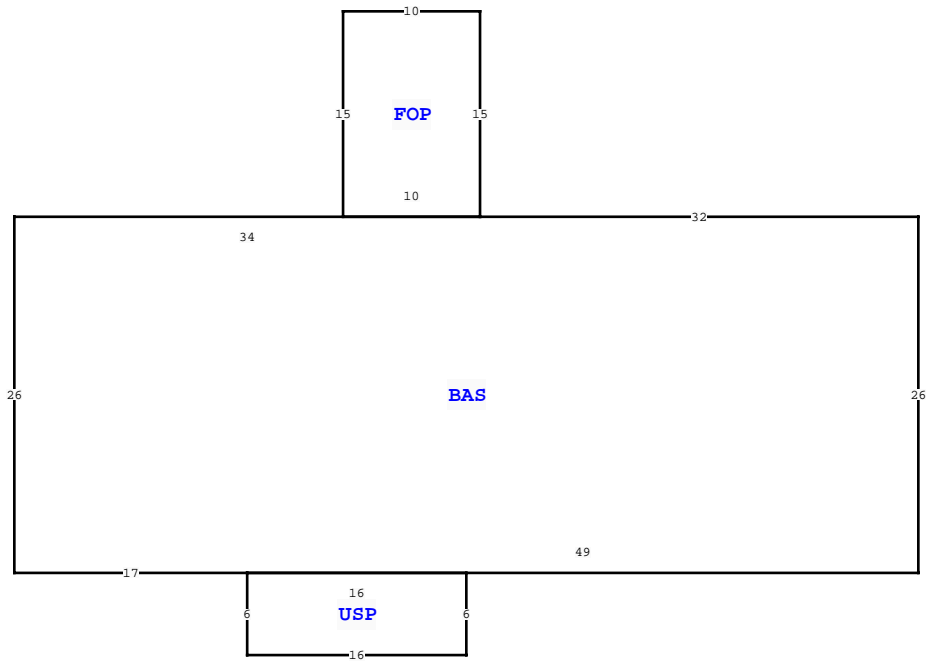


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	12	HARDWOOD 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectural	05	CONV 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	05	05	
DOR CODE	0201	MODULAR HOME	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	22416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,716	100	
FOP	150	30	
USP	96	35	
TOTALS	1,962		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0210	01	1,795	119.0000	111.86	200,789	2005	2005	0	0	45.00	55.00		
1 MODULAR 1 100% - 2021 Heated Area: 1716 HX Base Yr 2021													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			110,434
TOTAL MARKET OB/XF VALUE			28,780
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			161,714
SOH/AGL Deduction			33,389
ASSESSED VALUE			128,325
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			76,914
TOTAL JUST VALUE			161,714
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			159,364

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047690	Roof Replacement	12,500	07/17/2023
23064	M H	250	04/25/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1436/1464	4/22/2021	QC	U	I	11	0
GRANTOR: PATRICK MIKEL J						
GRANTEE: EAGLE ARIELLE M						
1331/0963	2/17/2017	WD	Q	I	01	113,000
GRANTOR: SEAN KAVANAGH						
GRANTEE: ARIELLE M EAGLE & M						

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	0166	CONC, PAVMT	0	100 0	0	0		1,860.00	50	2005	2005	3	50	1,860	
2	9945	Well/Sept	0	100 0	0	0		1.00	100			3	100	7,000	
3	0060	CARPORT F	0	100 18	20			960.00	50	2007	2007	3	50	1,920	
4	0296	SHED METAL	0	100 50	30			1,500.00	100	2025	2024		100	18,000	
TOTALS														28,780	

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	0201	C	MOD HOME	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							