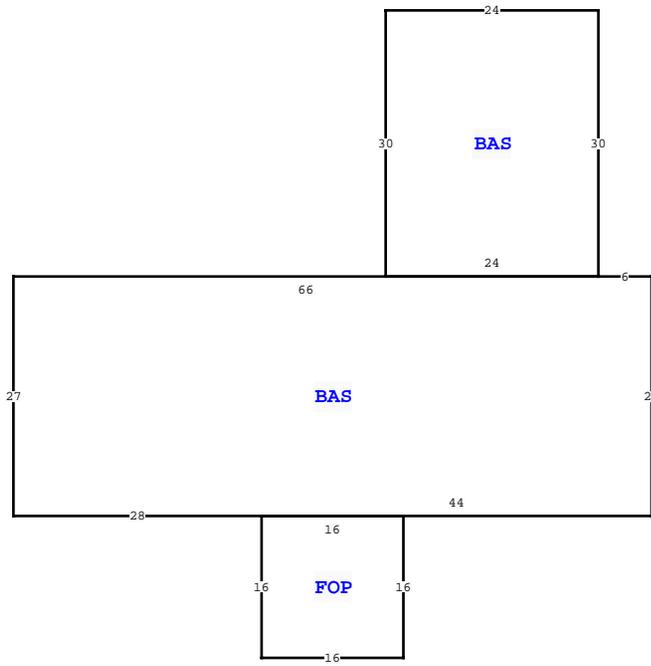


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD	CD	CD
Exterior Wall	31	VINYL SID	80
Exterior Wall	05	AVERAGE	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural Units	01	CONV	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	720	100	
BAS	1,944	100	
FOP	256	35	
TOTALS	2,920		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	50%	- 2016								
Heated Area: 2664						HX Base Yr 2016					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			78,908
TOTAL MARKET OB/XF VALUE			18,800
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			147,708
SOH/AGL Deduction			50,486
ASSESSED VALUE			97,222
TOTAL EXEMPTION VALUE	HA HAB WX SX		48,074
BASE TAXABLE VALUE			49,148
TOTAL JUST VALUE			147,708
NCON VALUE			5,700
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			128,551

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1301/1936	9/01/2015	QC	U	I	11	100
GRANTOR: LEONARD & DENNIS MCNE						
GRANTEE: PATRICIA A COLEMAN						
1229/1402	2/03/2012	QC	U	I	11	100
GRANTOR: EDD COLEMAN						
GRANTEE: LEONARD & DENNIS MC						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
2	0296	SHED METAL	0	50	0	0	1.00	UT	0.00	0.00	100
3	9945	Well/Sept	0	50	0	0	1.00	UT	7,000.00	7,000.00	100
4	0261	PRCH, UOP	0	50	0	0	1.00	UT	0.00	0.00	100
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100
6	0070	CARPORT UF	0	50	0	0	1.00	UT	0.00	0.00	100
7	0190	FPLC PF	0	50	0	0	1.00	UT	1,200.00	1,200.00	100
8	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100

TOTAL OB/XF												18,800					
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							05/07/2026	MLU				
195 SW SEBASTIAN CIR, LAKE CITY																	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W6 BAS= N30 W24 S30 E24\$ W66 S27 E28 FOP= S16 E16 N16 W16\$ E44 N27\$.											

LAND DESCRIPTION												TOTAL OB/XF												18,800			
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	0200	C	MBL HM	50		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000										