

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	01	MINIMUM 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floor	08	SHT VINYL 50	
Interior Floor	14	CARPET 50	
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	
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	23515.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,064	100	2026
TOTALS	1,064		24,898

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,064	97.5000	58.50	62,244	1980	1980	0	0	60.00	40.00		
1 MOBILE HME 0% - 2026 Heated Area: 1064 HX Base Yr													
565 SW DAISY RD, LAKE CITY													
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		05/06/2026 MLU	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			24,898	
TOTAL MARKET OB/XF VALUE			18,000	
TOTAL LAND VALUE - MARKET			110,000	
TOTAL MARKET VALUE			152,898	
SOH/AGL Deduction			0	
ASSESSED VALUE			152,898	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			152,898	
TOTAL JUST VALUE			152,898	
NCON VALUE			42,898	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			95,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055686	Mobile Home		05/15/2026

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1562/2798	3/06/2026	WD	Q	I	01	130,000
GRANTOR: HUGHES AUSTIN						
GRANTEE: BERNARDI JONATHAN						
1562/2794	3/06/2026	WD	U	I	34	69,100
GRANTOR: DEAS BULLARD PROPERTI						
GRANTEE: HUGHES AUSTIN						

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	0	0	0	1.00	UT	4,500.00	4,500.00	100	2026	2025		100	4,500	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	6,500.00	6,500.00	100	2026	2025		100	6,500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2026	2025		100	7,000	

TOTAL OB/XF														18,000			
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BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2026;ORIG=16,11] E76 S14 W76 N14 \$													

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	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,000							