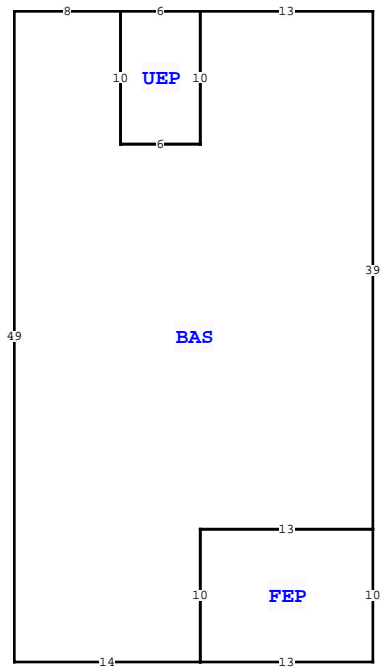




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	23617.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,133	100
FEP	130	80
UEP	60	60
TOTALS	1,323	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0%	2016		173,943	1955	1955	0	0	35.00	65.00	
				Heated Area: 1133								HX Base Yr 2016



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 2
VALUATION BY		STANDARD
Tax Group: 3		Tax Dist:
BUILDING MARKET VALUE		152,254
TOTAL MARKET OB/XF VALUE		31,245
TOTAL LAND VALUE - MARKET		785,000
TOTAL MARKET VALUE		245,272
SOH/AGL Deduction		32,273
ASSESSED VALUE		212,999
TOTAL EXEMPTION VALUE		94,697
BASE TAXABLE VALUE		118,302
TOTAL JUST VALUE		968,499
NCON VALUE		6,500
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		883,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054144	Mobile Home		10/03/2025
000054129	Right-of-Way Acce		09/23/2025
000051400	Electrical Servic	0	11/05/2024
000042261	Mobile Home		07/02/2021
27059	M H	468	06/03/2008
24477	M H	378	05/08/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1334/0444	2/07/2017	TR U	I	30		100

GRANTOR: ALICE P KINSEY TRUSTE
GRANTEE: ALICE P KINSEY

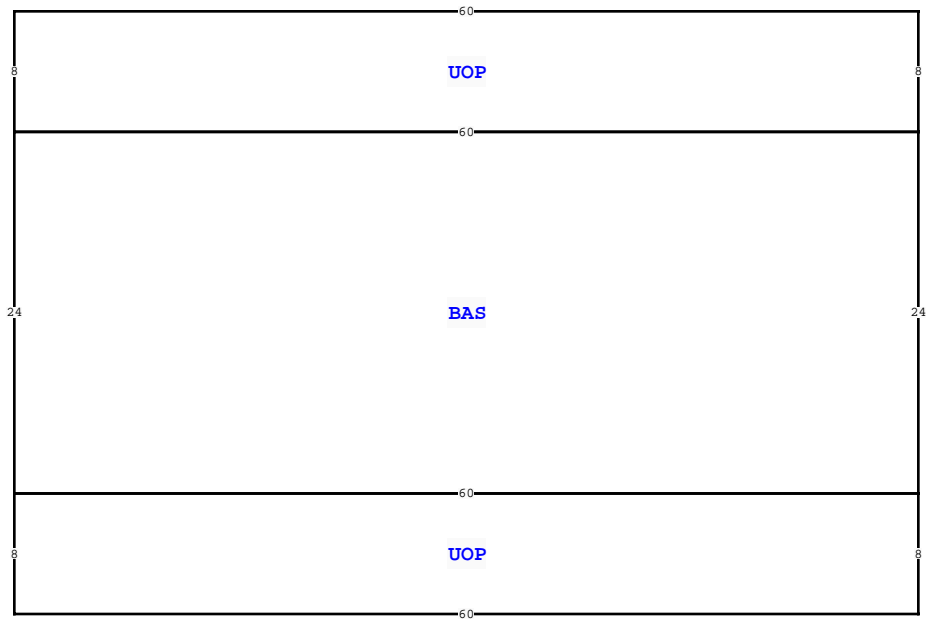
BUILDING NOTES	
BAS= W13 UEP= W6 S10 E6 N10\$ S10 W6 N10 W8 S49 E14 FEP= E13 N10 W13 S10\$ N10 E13 N39\$.	

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	0020	BARN,FR	0	100	0	0	1.00	UT	800.00	50	0	0	3	50	400	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
3	0296	SHED METAL	0	0	0	0	1.00	UT	1,000.00	25	0	0	3	25	250	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	2005	2005	3	100	300	
5	0294	SHED WOOD/	0	100	31	30	930.00	UT	7.50	20	2005	2005	3	20	1,395	
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
7	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	200	
8	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	100			3	100	7,000	
9	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
10	0040	BARN,POLE	0	0	0	0	1.00	UT	6,500.00	100	2026	2025		100	6,500	

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	10,000							
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	116.00	AC		1.00	1.00	1.00	370.00	370.00	42,920							
3	5700	A	TIMBER 4	0		A-1	0.00	0.00	39.00	AC		1.00	1.00	1.00	227.00	227.00	8,853							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	155.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	775,000							

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	100
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
Quality	03	03	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	23617.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,440	100	
UOP	480	25	
UOP	480	25	
TOTALS	2,400		1,680
EXTRA FEATURES			39,191

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
3	MOBILE HME	100%	- 2016								
Heated Area: 1440					HX Base Yr		2016				



COLUMBIA COUNTY PROPERTY		PAGE 2 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			152,254
TOTAL MARKET OB/XF VALUE			31,245
TOTAL LAND VALUE - MARKET			785,000
TOTAL MARKET VALUE			245,272
SOH/AGL Deduction			32,273
ASSESSED VALUE			212,999
TOTAL EXEMPTION VALUE	HX HB SX		94,697
BASE TAXABLE VALUE			118,302
TOTAL JUST VALUE			968,499
NCON VALUE			6,500
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			883,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10840	M H	125	03/04/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1334/0444	2/07/2017	TR U	I	30		100

GRANTOR: ALICE P KINSEY TRUSTE
GRANTEE: ALICE P KINSEY

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

BUILDING NOTES														
BUILDING DIMENSIONS														
BAS= N24 UOP= N8 W60 S8 E60\$ W60 S24 UOP= S8 E60 N8 W60\$ E60\$.														

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
TOTAL OB/XF 0																

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV