

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	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	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	25716.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,488	100	
UOP	91	25	
UOP	114	25	
TOTALS	1,693		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	1997	68.94	106,099	1984	1984	0	0	60.00	40.00
Heated Area: 1488 HX Base Yr 1997											

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	42,440		
TOTAL MARKET OB/XF VALUE	9,350		
TOTAL LAND VALUE - MARKET	65,000		
TOTAL MARKET VALUE	116,790		
SOH/AGL Deduction	58,974		
ASSESSED VALUE	57,816		
TOTAL EXEMPTION VALUE	32,816		
BASE TAXABLE VALUE	25,000		
TOTAL JUST VALUE	116,790		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	101,790		
SALE:2:1: 10 ACRES PLUS MH			
BLDG:2:1: CORRECTED YR OF MH FROM 1975-PER FIELD-N			
SALE:1:1: 10 ACRES WITH MH			
XFOB:1:1: THOM MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
8417	M H	125	05/24/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0781/0408	10/12/1993	WD	Q	I		48,000
GRANTOR: ORVILLE SCAGGS						
GRANTEE: HEARN-NEWSOME						
0696/0477	8/29/1989	WD	Q	I		37,000
GRANTOR: WEST						
GRANTEE: SCAGGS						

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	0011	BARN,BLK A	0	100	0	0			1.00	UT	0.00		0	3	100	800
2	0294	SHED WOOD/	0	100	8	8			1.00	UT	0.00		0	3	100	200
3	9945	Well/Sept	0	100	0	0			1.00	UT	7,000.00			3	100	7,000
4	0070	CARPORT UF	0	100	20	23			1.00	UT	0.00		0	3	100	500
5	0294	SHED WOOD/	0	100	18	23			1.00	UT	0.00		0	3	100	500
6	0070	CARPORT UF	0	100	0	0			1.00	UT	0.00	2010	2010	3	100	350
TOTALS															9,350	

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	0102	C	SFR/MH	100		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							