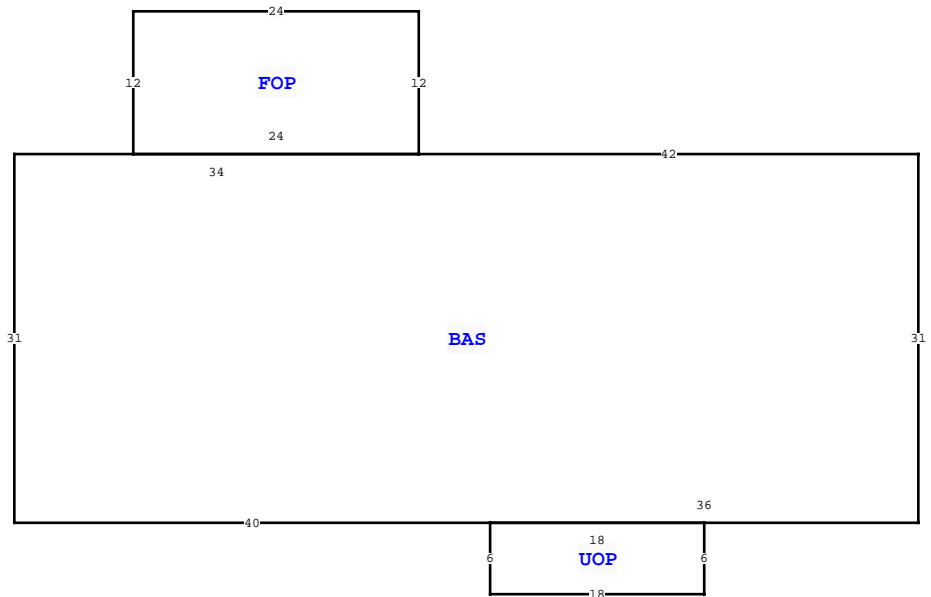


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	50
Exterior Wall	32	HARDIE BRD	50
Roof Structure	04	WOOD TRUSS	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural	01	CONV	100
Units		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	26415.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,356	100	
FOP	288	35	
UOP	108	25	
TOTALS	2,752		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	MANUF	1	0%	- 2025	Heated Area: 2356		HX Base Yr						



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		201,131	
TOTAL MARKET OB/XF VALUE		18,584	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		284,715	
SOH/AGL Deduction		0	
ASSESSED VALUE		284,715	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		284,715	
TOTAL JUST VALUE		284,715	
NCON VALUE		800	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		282,900	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052730	Roof Replacement	14,250	03/27/2025
30742	M H	0	01/24/2013
25498	MAINT/ALTR	70	02/06/2007
11033	M H	125	04/15/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1559/731	1/26/2026	WD	Q	I	01	380,000
GRANTOR: WARD GWEN J						
GRANTEE: HATLEY WEYMETH						
0812/2385	11/28/1994	AD	Q	V	01	17,900
GRANTOR: TERRY KELLY						
GRANTEE: GERALD R & GWEN WAR						

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	0.00	0.00	100	2005	2005	3	100	500	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	12	12	144.00	UT	9.00	9.00	100	2013	2013	3	100	1,296	
5	0296	SHED METAL	0	0	18	24	432.00	UT	9.00	9.00	100	2013	2013	3	100	3,888	
6	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
7	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
8	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	600	
9	0263	PRCH,USP	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	600	
10	0251	LEAN TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	300	

TOTAL OB/XF														16,084										
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	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W42 FOP= N12 W24 S12 E24\$ W34 S31 E40 UOP= S6 E18 N6 W18\$ E36 N31\$.													

REVIEW DATE 04/17/2026 BY TP																								
Total Acres: 5.04					Total Land Value: 65,000					Market: 0					Agricultural: 0					Common: 65,000				

