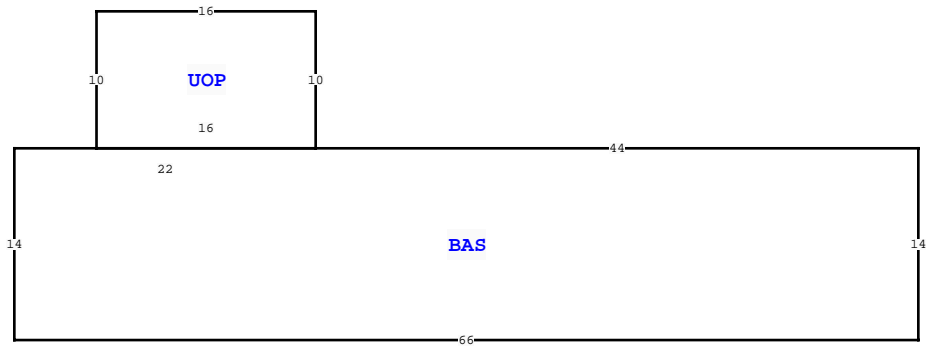




ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HME	0%	2022									Heated Area: 924	HX Base Yr



Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26417.010 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	924	100
UOP	160	25
TOTALS	1,084	964
		25,195

391 SE BRANDON DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026
INC DATE		AG DATE	MLU

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	9947	Septic	0	0	0	0	1.00	UT 3,000.00	3,000.00	100			3	100	3,000

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				25,195	
TOTAL MARKET OB/XF VALUE				3,000	
TOTAL LAND VALUE - MARKET				20,000	
TOTAL MARKET VALUE				48,195	
SOH/AGL Deduction				7,084	
ASSESSED VALUE				41,111	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				41,111	
TOTAL JUST VALUE				48,195	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				40,695	
XFOB:3:1: MIRA MH					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
7333	M H	60	06/02/1993		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1429/2669	11/24/2020	WD	Q	I	01	12,000
GRANTOR: BLAIR SARA MARIE						
GRANTEE: CURLIN JARED						
1286/1678	11/18/2014	WD	U	I	11	100
GRANTOR: MARIE F BLAIR						
GRANTEE: SARA MARIE BLAIR						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W44 UOP= N10 W16 S10 E16\$ W22 S14 E66 N14\$.