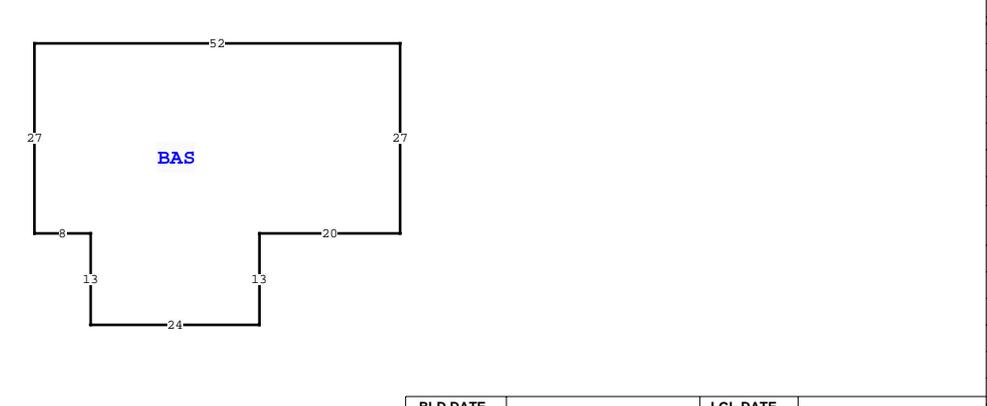


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectual	01 CONV 100
Units	0 100
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	MANUF	1	100%	- 2011								
					Heated Area: 1716							
						HX Base Yr 2011						



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	35617.020 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,716	100		1,716	105,007
UDG	768	60		461	28,210
TOTALS	2,484			2,177	133,217

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			133,217	
TOTAL MARKET OB/XF VALUE			8,938	
TOTAL LAND VALUE - MARKET			121,856	
TOTAL MARKET VALUE			264,011	
SOH/AGL Deduction			145,991	
ASSESSED VALUE			118,020	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			66,609	
TOTAL JUST VALUE			264,011	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			189,872	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050897	Roof Replacement	16,600	09/24/2024
18436	M H	125	06/22/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1206/1472	12/13/2010	WD	U	I	19	145,000
GRANTOR: JOHN F MAGEE AS PER R						
GRANTEE: MICHAEL J ARRANTS						
0935/0089	7/18/2001	WD	Q	V	01	100
GRANTOR: JEANNE MAGEE						
GRANTEE: MICHAEL MAGEE						

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2001	2001	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	492.00	UT	1.50	100	2001	2001	3	100	738	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	

789 SE JULIA TER, LAKE CITY										BLD DATE		LGL DATE	05/07/2026	MLU
										XF DATE		LAND DATE		
										INC DATE		AG DATE		

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W52 S27 E8 S13 E24 N13 E20 N27\$ PTR= N20 UDG= N32 W24 S32 E24\$ S20\$.												

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	100		A-1	0.00	0.00	21.76	AC		1.00	1.00	0.80	7,000.00	5,600.00	121,856								