

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	03
NEIGHBORHOOD/LOC	27216.020 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,488	100	2023
TOTALS	1,488		1,488

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	100%	- 2024	Heated Area: 1488			HX Base Yr 2024				
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="color: blue; font-weight: bold;">BAS 2023</span> </div>												
TOTALS	1,488		1,488	164,910								

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			164,910
TOTAL MARKET OB/XF VALUE			21,200
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			231,110
SOH/AGL Deduction			144,422
ASSESSED VALUE			86,688
TOTAL EXEMPTION VALUE	HX HB VX		56,411
BASE TAXABLE VALUE			30,277
TOTAL JUST VALUE			231,110
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			231,234

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043742	Mobile Home		02/18/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1465/2676	4/26/2022	WD	U	V	11	100
GRANTOR: HATIN JAMES T						
GRANTEE: HATIN FAMILY TRUST						
1429/798	1/20/2021	WD	Q	V	01	46,000
GRANTOR: PACHECO HERNANDO H						
GRANTEE: HATIN JAMES T						

EXTRA FEATURES		197 NW ALYSSA GLN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	9945	Well/Sept	7,000.00
2	0169	FENCE/WOOD	0.00
3	0030	BARN, MT	0.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/14/2025	MLU	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=30,21] E48 S31 W48 N31 \$												

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	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000								