

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	08	SHT VINYL	50		
Interior Floor	14	CARPET	50		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		4	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	06		
NEIGHBORHOOD/LOC	27316.10	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	2026	1,560	175,261
TOTALS	1,560			1,560	175,261

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	0%	- 2026								
					Heated Area: 1560			HX Base Yr				

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 2				Tax Dist:		
BUILDING MARKET VALUE				175,261		
TOTAL MARKET OB/XF VALUE				5,700		
TOTAL LAND VALUE - MARKET				13,000		
TOTAL MARKET VALUE				193,961		
SOH/AGL Deduction				0		
ASSESSED VALUE				193,961		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				193,961		
TOTAL JUST VALUE				193,961		
NCON VALUE				177,961		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				16,000		
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000050058	Mobile Home		06/06/2024			
000049901	Right-of-Way Acce		05/21/2024			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1536/72	3/14/2025	WD	Q	I	01	225,000
GRANTOR: 2911 PROPERTIES LLC						
GRANTEE: BROWN ANDRENIKA LAS						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2026;ORIG=-55,-9] E52 S30 W52 N30 \$						

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	2025	2024		100	3,000	
2	0262	PRCH,FOP	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2026	2025		100	1,200	
3	0262	PRCH,FOP	0	0	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	
													TOTAL OB/XF		5,700		

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	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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	13,000.00	13,000.00	13,000								