

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	26 ALM SIDING 100
Exterior Wall	00 N/A 0
Roof Structure	03 GABLE/HIP 100
Roof Cover	02 ROLL COMP 100
Interior Wall	01 MINIMUM 100
Interior Floor	08 SHT VINYL 50
Interior Floor	14 CARPET 50
Air Condition	02 WINDOW 100
Heating Type	03 FORCED AIR 100
Bedrooms	2 100
Bathrooms	1 100
Frame	01 NONE 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	03 03
DOR CODE	0200 MOBILE HOME
MAP NUM	MKT AREA 06

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
0800	02	576	75.1500	47.34	27,268	1989	1989	0	0	60.00	40.00													
1 MOBILE HME 0% - 2024 Heated Area: 576 HX Base Yr																								
<table border="1" style="width: 100%;"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>04/14/2026 MLU</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td></td> </tr> </table>													BLD DATE		LGL DATE		XF DATE		LAND DATE	04/14/2026 MLU	INC DATE		AG DATE	
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COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			10,907
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			12,000
TOTAL MARKET VALUE			29,907
SOH/AGL Deduction			3,299
ASSESSED VALUE			26,608
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			26,608
TOTAL JUST VALUE			29,907
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			24,189
XFOB:1:1: CHAMPION M H			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048111	Electrical Servic	0	09/14/2023

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	576	100	2023	576	10,907
TOTALS	576			576	10,907

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	9945	Well/Sept	0	0	0	0	1.00	UT 7,000.00	7,000.00	100		3	100	7,000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1492/1026	6/09/2023	QC	U	I	11	100
GRANTOR: THE WALLACE 3191 LAND						
GRANTEE: GFY AS IDGAF LAND T						
1445/426	8/07/2021	QC	U	I	11	100
GRANTOR: PLEASANTON JORDAN						
GRANTEE: THE WALLACE 3191 LA						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2023;ORIG=23,14] E48 S12 W48 N12 \$

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/ML	02.00	214.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000								