

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	12	HARDWOOD	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	27416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,040	100	
TOTALS	2,040		127,123

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%	- 2017																				
					Heated Area: 2040			HX Base Yr 2017																
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>04/07/2025</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/07/2025	MLU
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				04/07/2025	MLU																			

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		127,123	
TOTAL MARKET OB/XF VALUE		9,600	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		161,723	
SOH/AGL Deduction		66,818	
ASSESSED VALUE		94,905	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		43,494	
TOTAL JUST VALUE		161,723	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		168,299	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28097	M H	398	09/23/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1310/0159	2/17/2016	WD	U	I	11	100
GRANTOR: SUZANNE MCALLISTER						
GRANTEE: BRENDA N FORSYTH						
1308/2181	1/28/2016	WD	Q	I	01	109,000
GRANTOR: SUZANNE MCALLISTER						
GRANTEE: BRENDA N FORSYTH						

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	2009	2009	3	100	1,200	
2	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	100	2014	2014	3	100	400	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0		1.00	UT 0.00	100	2014	2014	3	100	400	
5	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00	100	2019	2019	3	100	100	
6	0261	PRCH, UOP	0	100	0	0		1.00	UT 0.00	100	2019	2019	3	100	500	

LAND DESCRIPTION													TOTAL OB/XF					9,600						
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	2.00	AC		1.00	1.00	1.00	12,500.00	12,500.00	25,000							

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W68 S30 E68 N30\$.