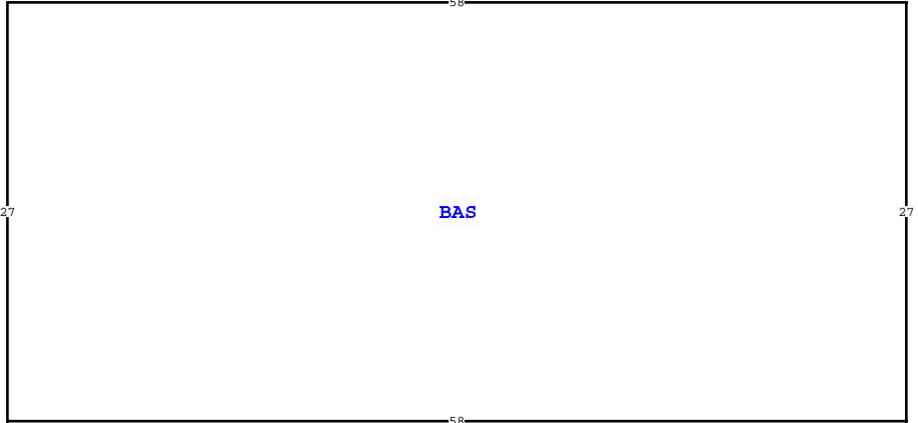




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	08 SHT VINYL 50
Interior Floo	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2020	02	1,566	113.5000	110.10	172,417	2021	2021	0	0	7.00	93.00		
1 MANUF 2		100% - 2024		Heated Area: 1566				HX Base Yr 2024					



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 01				
NEIGHBORHOOD/LOC	27416.040 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,566	100		1,566	160,348
TOTALS	1,566			1,566	160,348

385 SW PRECISION LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025
INC DATE		AG DATE	MLU

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	100	0	0			7,000.00	100			3	100	7,000	

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	123.00	178.00	0.50	LT		1.00	1.00	1.00	26,000.00	26,000.00	13,000							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		160,348	
TOTAL MARKET OB/XF VALUE		7,000	
TOTAL LAND VALUE - MARKET		13,000	
TOTAL MARKET VALUE		180,348	
SOH/AGL Deduction		0	
ASSESSED VALUE		180,348	
TOTAL EXEMPTION VALUE		HX HB 13 180,348	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		180,348	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		200,158	
LAND:1:1: .50 ACS. W/12 OF LOT 18; POORLY DRAINED			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042861	Mobile Home		09/29/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1457/1073	1/10/2022	WD	Q	I	01	184,000
GRANTOR: LOQUAT 2, LLC						
GRANTEE: ROGERS CHAD						
1458/681	1/07/2022	QC	U	I	11	100
GRANTOR: ROGERS CHAD						
GRANTEE: ROGERS CHAD						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[ORIG=-55,-24] E58 S27 W58 N27 \$