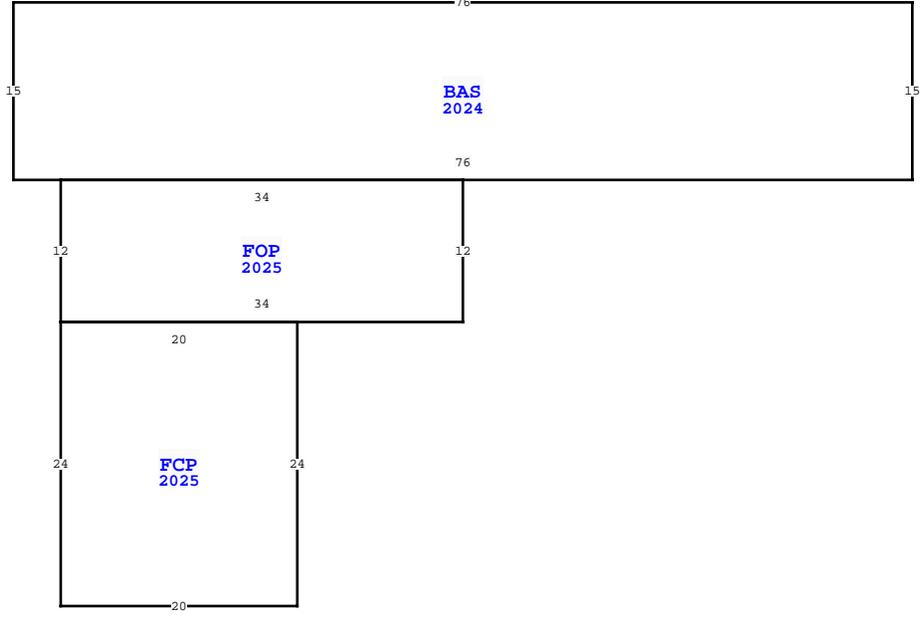




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
00	N/A 0				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
00	N/A 50				
08	SHT VINYL 50				
03	CENTRAL 100				
04	AIR DUCTED 100				
3	100				
2	100				
01	NONE 100				
1.	1.100				
0	100				
03	100				
01	100				
05	05				
0200	MOBILE HOME				
			02		
27616.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,140	100	2024	1,140	119,979
FCP	480	25	2025	120	12,629
FOP	408	35	2025	143	15,051
TOTALS	2,028			1,403	147,659

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0203	02	1,403	108.5000	108.50	152,226	2023	2023	0	0	3.00	97.00
1 MANUF 3 100% - 2024 Heated Area: 1140 HX Base Yr 2024											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		236,570	
TOTAL MARKET OB/XF VALUE		26,720	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		328,290	
SOH/AGL Deduction		43,125	
ASSESSED VALUE		285,165	
TOTAL EXEMPTION VALUE		HX HB WX 98 185,254	
BASE TAXABLE VALUE		99,911	
TOTAL JUST VALUE		328,290	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		321,371	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052335	Generator	0	02/14/2025
000050077	Additions	20,000	06/07/2024
000047610	Mobile Home		07/06/2023
000047612	Mobile Home		07/06/2023
000043050	Electrical Servic	0	10/27/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1500/1000	10/02/2023	LE U	I	14		100

GRANTOR: WEAKLAND KAREN						
GRANTEE: WEAKLAND KAREN (ENH						
1489/2158	5/04/2023	WD Q	I	01		124,000
GRANTOR: WOOD JERRY E						
GRANTEE: WEAKLAND KAREN						

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=-65,-19] E76 S15 W76 N15 \$	
FOP=[YR=2025;ORIG=-61,-4] E34 S12 W34 N12 \$	
FCP=[YR=2025;ORIG=-61,8] E20 S24 W20 N24 \$	

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		1.00	UT 7,000.00	100	2023	2022		100	7,000	
2	0296	SHED METAL	0	100	12	36		432.00	UT 10.00	100	2023	2022		100	4,320	
3	0296	SHED METAL	0	100	0	0		1.00	UT 3,200.00	100	2024	2023		100	3,200	
4	9947	Septic	0	0	0	0		1.00	UT 3,000.00	100	2024	2023		100	3,000	
5	0070	CARPORT UF	0	100	0	0		1.00	UT 3,500.00	100	2025	2024		100	3,500	
6	0104	GENERATOR	0	100	0	0		1.00	UT 6,000.00	100	2026	2025		95	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	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-3	0.00	0.00	1.00	LT		1.00	1.00	0.80	65,000.00	52,000.00	52,000							
2	0200	C	MBL HM	0					1.00	LT		1.00	1.00	0.20	65,000.00	13,000.00	13,000							

