



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	14	PREFIN MT	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		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
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	27617.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,556	100	2026
FOP	172	35	2026
TOTALS	1,728		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	3	100%	-	2026							
				Heated Area: 1556				HX Base Yr 2026				

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			195,394
TOTAL MARKET OB/XF VALUE			29,600
TOTAL LAND VALUE - MARKET			65,130
TOTAL MARKET VALUE			290,124
SOH/AGL Deduction			125,450
ASSESSED VALUE			164,674
TOTAL EXEMPTION VALUE			51,411
BASE TAXABLE VALUE			113,263
TOTAL JUST VALUE			290,124
NCON VALUE			195,394
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			152,192
PRMT: 2:1: COONEY			
PERMIT NUM			
DESCRIPTION			
AMT			
ISSUED			
000052556	Mobile Home		03/12/2025
000052553	Right-of-Way Acce		03/11/2025
13571	M H	125	01/30/1998
6879	PUMP/UTPOL	60	02/23/1993
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD
1531/1168	1/14/2025	WD Q	I 03
GRANTOR: BLEUER NICOLE			
GRANTEE: BERRY TRACY A			
1326/0957	6/17/2016	WD U	I 39
GRANTOR: DIANE B MAYER & FREDE			
GRANTEE: NICOLE BLEUER			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2026;ORIG=0,-10] W64 S27 E48 N9 E9 N4 E7 N14 \$			
FOP=[YR=2026;ORIG=0,4] W7 S4 W9 S9 E16 N13 \$			

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	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	0.00	100	1998	1998	3	100	600												
2	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00	0.00	100	2013	2013	3	100	100												
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000												
4	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	0.00	100	2013	2013	3	100	200												
5	0040	BARN, POLE	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	20,000												
6	0166	CONC, PAVMT	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	500												
7	0169	FENCE/WOOD	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	1,000												
8	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	200												
TOTALS													1,728															

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		00	0.00	0.00	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							