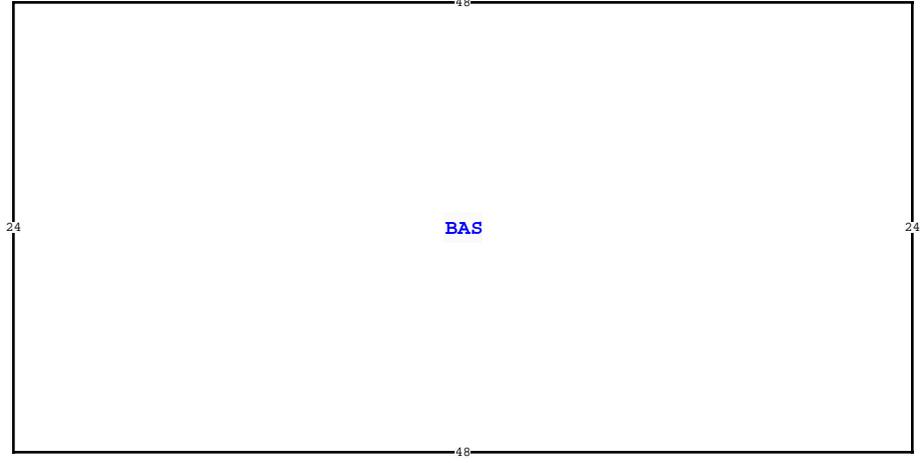


ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
08	WD OR PLY 100		
03	GABLE/HIP 100		
03	COMP SHNGL 100		
01	MINIMUM 100		
14	CARPET 90		
08	SHT VINYL 10		
03	CENTRAL 100		
04	AIR DUCTED 100		
	Bedrooms	3	100
	Bathrooms	2	100
1.	Stories	1.	100
01	CONV 100		
	Units	0	100
01	01 100		
01	01 100		
03	03		
0200	MOBILE HOME		
	MAP NUM		02
	NEIGHBORHOOD/LOC	27617.010	1.00/
	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1,152 19,211
TOTALS	1,152		1,152 19,211

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	0%	0								
				Heated Area:	1152			HX Base Yr			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		19,211	
TOTAL MARKET OB/XF VALUE		8,800	
TOTAL LAND VALUE - MARKET		70,330	
TOTAL MARKET VALUE		98,341	
SOH/AGL Deduction		16,778	
ASSESSED VALUE		81,563	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		81,563	
TOTAL JUST VALUE		98,341	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		81,194	
SALE:2:1: WD REPLACING UNR AG DATED MARCH 16 1992			
SALE:1:1: IN LIEU OF FORECLOSURE			
XFOB:1:1: FLEETWOOD MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1548/2	8/21/2025	LE	U	I	14	100
GRANTOR: ARTICA JUAN A						
GRANTEE: ARTICA JUAN A (ENH						
1401/0691	12/11/2019	WD	Q	I	01	37,000
GRANTOR: CHARLEEN D COLE FKA C						
GRANTEE: JUAN A ARTICA						

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	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	200	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	600	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	300	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	500	
6	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	

BUILDING NOTES			
173 SE COMET CT, LAKE CITY			

BUILDING DIMENSIONS			
BAS= W48 S24 E48 N24\$.			

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		00	0.00	0.00	5.41	AC		1.00	1.00	1.00	13,000.00	13,000.00	70,330							