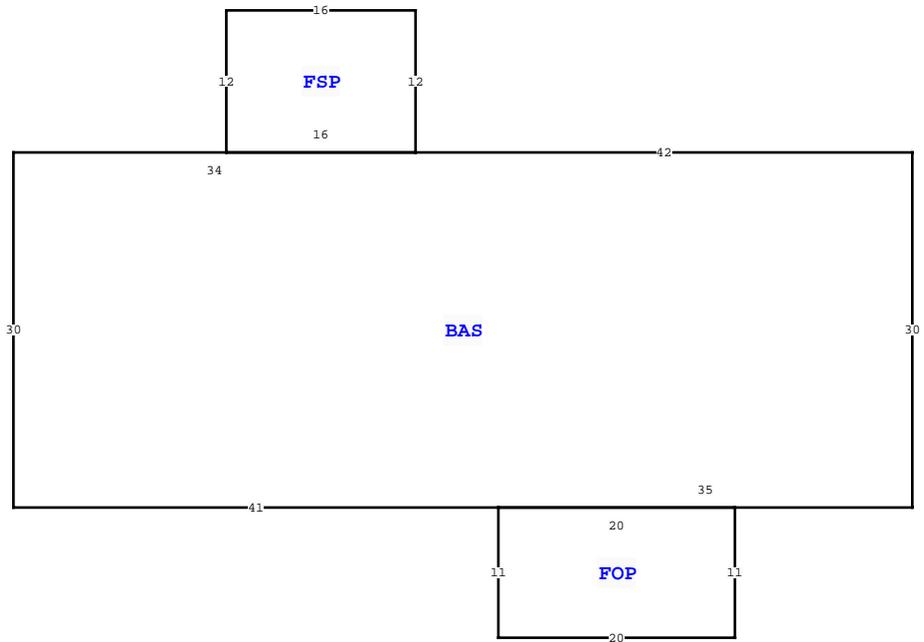




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	08	SHT VINYL	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		4	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Architectual	01	CONV	100		
Units		0	100		
Quality	05	05			
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	28417.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	214,590
FOP	220	35		77	7,247
FSP	192	40		77	7,247
TOTALS	2,692			2,434	229,084

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	2,434	114.0000	109.44	266,377	2018	2018	0	0	14.00	86.00		
1 MANUF 1 100% - 2025 Heated Area: 2280 HX Base Yr 2025													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			229,084	
TOTAL MARKET OB/XF VALUE			32,376	
TOTAL LAND VALUE - MARKET			65,000	
TOTAL MARKET VALUE			326,460	
SOH/AGL Deduction			3,456	
ASSESSED VALUE			323,004	
TOTAL EXEMPTION VALUE	HX HB 13		323,004	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			326,460	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			314,512	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36464	ADDN SFR	275	03/20/2018
36245	M H	685	01/25/2018
35901	PUMP/UTPOL	50	10/20/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1513/969	4/26/2024	WD	Q	I	01	395,000
GRANTOR: LANGLEY ELIZABETH P						
GRANTEE: GRAY TYLER CLINT						
1342/0401	8/07/2017	WD	Q	V	01	38,500
GRANTOR: EDWARD C HILL JR (POA)						
GRANTEE: JAMES G SR & ELIZAB						

EXTRA FEATURES														1087 SW WENDY TER, LAKE CITY		
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	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	800	
2	0210	GARAGE U	0	100	24	64	UT	16.00	16.00	100	2018	2018	3	100	24,576	
3	9945	Well/Sept	0	100	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
TOTALS																32,376

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	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							