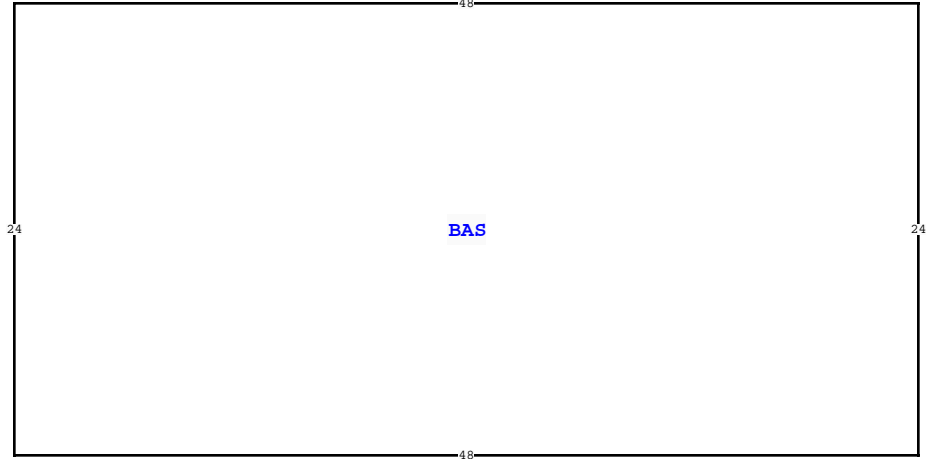




| ELEMENT | | BUILDING CHARACTERISTICS | | | |
|-----------|------------------|--------------------------|-------|--------------|----------------------|
| CD | CONSTRUCTION | | | | |
| 31 | VINYL SID 100 | | | | |
| 03 | GABLE/HIP 100 | | | | |
| 03 | COMP SHNGL 100 | | | | |
| 05 | DRYWALL 100 | | | | |
| 14 | CARPET 90 | | | | |
| 08 | SHT VINYL 10 | | | | |
| 03 | CENTRAL 100 | | | | |
| 04 | AIR DUCTED 100 | | | | |
| 2 | 100 | | | | |
| 2 | 100 | | | | |
| 1. | 1. 100 | | | | |
| 01 | CONV 100 | | | | |
| 0 | 100 | | | | |
| 05 | 05 | | | | |
| 0200 | MOBILE HOME | | | | |
| | | | 02 | | |
| | | 29417.00 | 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,152 | 100 | | 1,152 | 31,214 |
| TOTALS | 1,152 | | | 1,152 | 31,214 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|------------------------|-----|-----------|-------------------|----------------|----------------|------------|------|------|------|-------|--------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0800 | 02 | 1,152 | 112.9000 | 67.74 | 78,036 | 1997 | 1997 | 0 | 0 | 60.00 | 40.00 | |
| 1 MOBILE HME 0% - 2024 | | | Heated Area: 1152 | | | HX Base Yr | | | | | | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 2 |
|---------------------------|-----------|-------------|---|
| VALUATION SUMMARY | | | |
| VALUATION BY | | STANDARD | |
| Tax Group: 2 | Tax Dist: | | |
| BUILDING MARKET VALUE | | 31,214 | |
| TOTAL MARKET OB/XF VALUE | | 350 | |
| TOTAL LAND VALUE - MARKET | | 18,000 | |
| TOTAL MARKET VALUE | | 49,564 | |
| SOH/AGL Deduction | | 3,113 | |
| ASSESSED VALUE | | 46,451 | |
| TOTAL EXEMPTION VALUE | | 0 | |
| BASE TAXABLE VALUE | | 46,451 | |
| TOTAL JUST VALUE | | 49,564 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 45,564 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
| | | | |
| | | | |
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| SALES DATA | | | | | | |
|---------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1565/1943 | 4/14/2026 | CT | U | I | 18 | 100 |
| GRANTOR: JONES MARTREACE L | | | | | | |
| GRANTEE: WATERFALL VICTORIA | | | | | | |
| 1490/1583 | 5/15/2023 | PB | U | I | 18 | 0 |
| GRANTOR: CLERK OF COURT (JONES) | | | | | | |
| GRANTEE: JONES MICHAEL C | | | | | | |

| EXTRA FEATURES | | 1289 SW BEDENBAUGH LN, 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 | 0261 | PRCH, UOP | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 200 | |
| 2 | 0294 | SHED WOOD/ | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 100 | |
| 3 | 0252 | LEAN-TO W/ | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 50 | |

| BLD DATE | | LGL DATE | |
|----------|----------|------------|---------|
| XF DATE | INC DATE | LAND DATE | AG DATE |
| | | 05/08/2026 | MLU |

| BUILDING NOTES | |
|----------------|--|
| | |

| BUILDING DIMENSIONS | |
|-------------------------|--|
| BAS= W48 S24 E48 N24\$. | |

| LAND DESCRIPTION | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | 350 | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-------------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 | | A-1 | 0.00 | 0.00 | 0.50 | AC | | 1.00 | 1.00 | 1.00 | 18,000.00 | 18,000.00 | 9,000 | | | | | | | |
| 2 | 0000 | C | VAC RES | 0 | | | 0.00 | 0.00 | 0.50 | AC | | 1.00 | 1.00 | 1.00 | 18,000.00 | 18,000.00 | 9,000 | | | | | | | |