



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	90
Interior Floo	14	CARPET	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Units		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	31217.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	
TOTALS	1,512		159,177

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2020	02	1,512	116.7000	113.20	171,158	2021	2021	0	0	7.00	93.00
1 MANUF 2		100% - 2021		Heated Area: 1512				HX Base Yr 2021			
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> 56 56 27 27 <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%);"> <p>BAS</p> </div> </div>											
BLD DATE						LGL DATE				05/18/2026	MLU
XF DATE						LAND DATE					
INC DATE						AG DATE					

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			159,177
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			109,230
TOTAL MARKET VALUE			275,407
SOH/AGL Deduction			140,540
ASSESSED VALUE			134,867
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			83,456
TOTAL JUST VALUE			275,407
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			262,317

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40432	M H	0	08/24/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1416/2044	7/28/2020	WD	U	V	30	155,000
GRANTOR: CHRIS BULLARD & AUDRE						
GRANTEE: COLUMBIA LAND MAINT						
1390/1586	7/16/2019	AG	U	V	21	70,000
GRANTOR: AUDREY S BULLARD AS T						
GRANTEE: ANTHONY B & BOBBIE						

EXTRA FEATURES	
284 NW TESTAMENT CT, LAKE CITY	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W56 S27 E56 N27\$.	

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			7,000.00	100			3	100	7,000	

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	19.86	AC		1.00	1.00	1.00	5,500.00	5,500.00	109,230							