

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	03	COMP SHNGL	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		2	100
Bathrooms		3	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	01
NEIGHBORHOOD/LOC	31417.02 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,352	100	2024
TOTALS	1,352		1,352
			122,455

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100%	- 2024	Heated Area: 1352					HX Base Yr	2024

BAS
2024

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			122,455
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			47,040
TOTAL MARKET VALUE			176,495
SOH/AGL Deduction			15,738
ASSESSED VALUE			160,757
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			109,346
TOTAL JUST VALUE			176,495
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			173,156

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045055	Mobile Home		07/27/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1453/2339	12/02/2021	WD	Q	V	01	70,000

GRANTOR: COWBOY LAND HOLDINGS,
GRANTEE: WALLACE AUDY

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2026	MLU

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2024;ORIG=22,17] E52 S26 W52 N26 \$											

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	9945	Well/Sept	0	100	0	0		1.00	UT	7,000.00	7,000.00	100	2024	2023	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	2.94	AC		1.00	1.00	1.00	16,000.00	16,000.00	47,040							