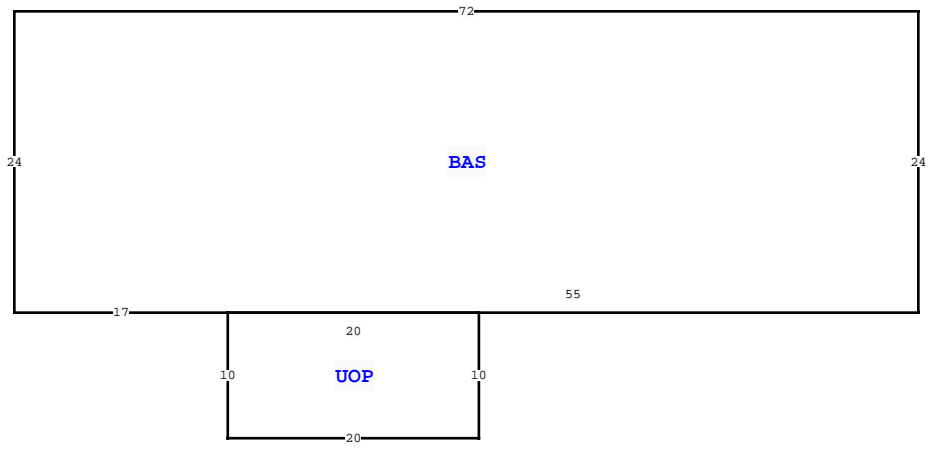


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	31516.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,728	100	
UOP	200	25	
TOTALS	1,928		

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%	- 2026											
				Heated Area: 1728					HX Base Yr					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			49,457
TOTAL MARKET OB/XF VALUE			12,400
TOTAL LAND VALUE - MARKET			57,000
TOTAL MARKET VALUE			76,187
SOH/AGL Deduction			0
ASSESSED VALUE			76,187
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			76,187
TOTAL JUST VALUE			118,857
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			116,857
PRMT:1:1: LOT 13/CHINELL			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
24313	M H	402	03/28/2006
12125	M H	125	02/07/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1535/528	3/10/2025	QC	U	I	11	100
GRANTOR: HERRERA JOSE RAMON SO						
GRANTEE: BASSAIL ORCLBIS SOS						
1193/0111	4/09/2010	WD	U	I	12	45,000
GRANTOR: FANNIE MAE (AKA FEDER						
GRANTEE: JOSE RAMON SOSA HER						

EXTRA FEATURES		802 SW GRAPE ST, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0285	SALVAGE	0.00
2	0070	CARPOR UF	0.00
3	0296	SHED METAL	0.00
4	9945	Well/Sept	7,000.00
5	9947	Septic	3,000.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/07/2026		MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W72 S24 E17 UOP= S10 E20 N10 W20\$ E55 N24\$.													

LAND DESCRIPTION														TOTAL OB/XF 12,400										
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	0.20	LT		1.00	1.00	1.00	65,000.00	65,000.00	13,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	4.75	AC		1.00	1.00	1.00	280.00	280.00	1,330							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	0.80	LT		1.00	1.00	1.00	55,000.00	55,000.00	44,000							