

BUILDING CHARACTERISTICS					
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 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				
Architctual	01 CONV 100				
Units	0 100				
Condition Adj	02 02 100				
Kitchen Adjus	01 01 100				
Quality	03 03				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	31516.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	35,873
TOTALS	1,620			1,620	35,873

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% - 0			89,683	1996	1996		0	0	60.00	40.00
			Heated Area: 1620						HX Base Yr			
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
157 SW APRICOT CT, LAKE CITY												
05/07/2026 MLU												

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			35,873
TOTAL MARKET OB/XF VALUE			13,040
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			113,913
SOH/AGL Deduction			32,921
ASSESSED VALUE			80,992
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			80,992
TOTAL JUST VALUE			113,913
NCON VALUE			700
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			103,213

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18750	PUMP/UTPOL	30	09/20/2001
12844	M H	125	08/01/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1455/1397	12/22/2021	LE	U	I	14	100
GRANTOR: SEPULVEDA ROBERT (ENH)						
GRANTEE: MASSEY JENNIFER (RM)						
1262/0223	9/26/2013	WD	Q	I	01	65,000
GRANTOR: GARRY LEE & DAWN PETE						
GRANTEE: ROBERT & MERLY M SE						

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1997	1997	3	100	1,200	
2	0166	CONC, PAVMT	0	0	12	20	240.00	UT	2.00	2.00	50	2008	2008	3	50	240	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0030	BARN, MT	0	0	18	20	360.00	UT	1.50	1.50	50	2008	2008	3	50	270	
5	0030	BARN, MT	0	0	24	30	720.00	UT	9.00	9.00	50	2008	2008	3	50	3,240	
6	0080	DECKING	0	0	8	12	96.00	UT	5.00	5.00	50	2008	2008	3	50	240	
7	0080	DECKING	0	0	5	12	60.00	UT	5.00	5.00	50	2008	2008	3	50	150	
8	0070	CARPORT UF	0	0	0	0	1.00	UT	700.00	700.00	100	2026	2025		100	700	

TOTAL OB/XF													13,040				

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W60 S27 E60 N27\$.												

LAND DESCRIPTION													TOTAL OB/XF					13,040						
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	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							