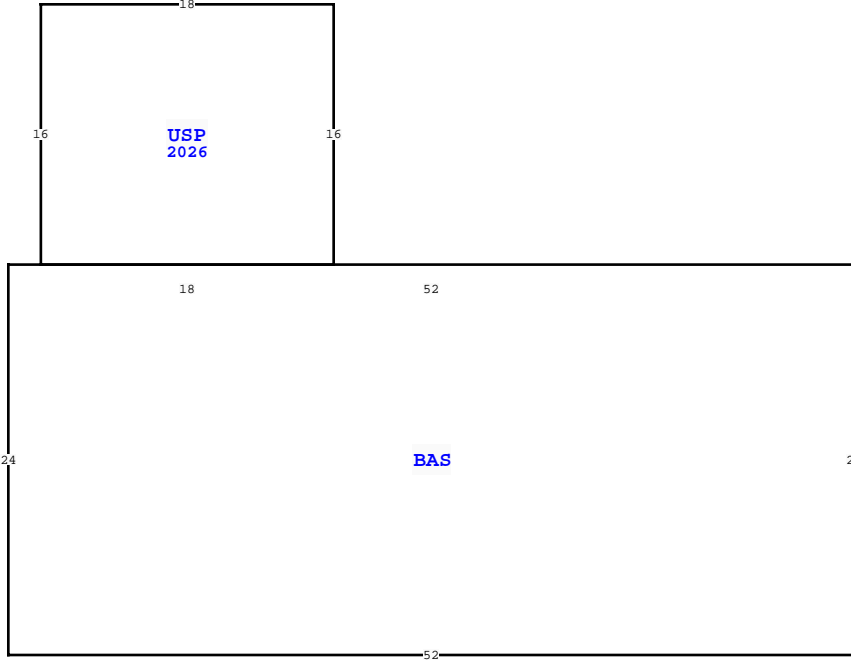




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	70		
Interior Floor	15	HARDTILE	30		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Architectual	01	CONV	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	02		
NEIGHBORHOOD/LOC	31616.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	66,162
USP	288	35	2026	101	5,354
TOTALS	1,536			1,349	71,516

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%	- 2026	Heated Area: 1248		HX Base Yr 2026				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			71,516
TOTAL MARKET OB/XF VALUE			7,300
TOTAL LAND VALUE - MARKET			24,000
TOTAL MARKET VALUE			102,816
SOH/AGL Deduction			0
ASSESSED VALUE			102,816
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			51,405
TOTAL JUST VALUE			102,816
NCON VALUE			5,356
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			56,653

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19315	M H	125	03/12/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1538/2384	4/11/2025	WD Q	Q	I	01	160,000
GRANTOR: GARLIND INVESTMENTS L						
GRANTEE: BON PATRICK BRIAN						
1292/2062	4/10/2015	WD Q	Q	I	01	38,000
GRANTOR: THOMAS F JR & KAREN M						
GRANTEE: GARLIND INVESTMENTS						

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	0081	DECKING WI	0	100	0	0			0.00	100	2015	2015	3	100	300	
2	9945	Well/Sept	0	100	0	0			7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/07/2026	MLU

BUILDING NOTES	
BAS=[ORIG=0,0] W52 S24 E52 N24 \$	
USP=[YR=2026;ORIG=-50,0] N16 E18 S16 W18 \$	

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	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000									