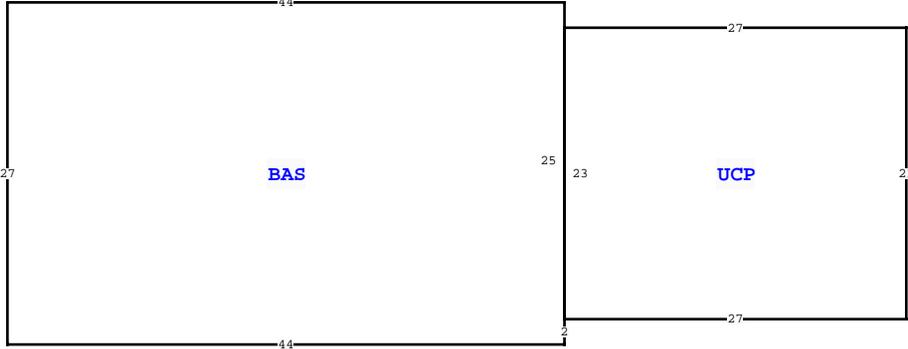


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

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%	- 2005								
Heated Area: 1188						HX Base Yr 2005						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		81,671	
TOTAL MARKET OB/XF VALUE		7,800	
TOTAL LAND VALUE - MARKET		22,000	
TOTAL MARKET VALUE		111,471	
SOH/AGL Deduction		55,114	
ASSESSED VALUE		56,357	
TOTAL EXEMPTION VALUE		HX HB VX WX 41,357	
BASE TAXABLE VALUE		15,000	
TOTAL JUST VALUE		111,471	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		102,775	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100		1,188	73,952
UCP	621	20		124	7,719
TOTALS	1,809			1,312	81,671

DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
0200 MOBILE HOME		02		32517.010 1.00/	
9117 SW TUSTENUGGEE AVE, LAKE CITY					
BLD DATE		XF DATE		LGL DATE	
				05/08/2026 MLU	
INC DATE				LAND DATE	
				AG DATE	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043976	Remodel	9,080	03/22/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1013/0106	4/14/2004	WD	Q	V		17,000
GRANTOR: FRED AUGUSTIN						
GRANTEE: ROGER & RHODA INGRA						
0991/2369	8/15/2003	WD	Q	V		8,700
GRANTOR: ROGERS						
GRANTEE: FRED A AUGUSTIN						

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	0296	SHED METAL	0	100	10	16		5.00	100	2004	2004	3	100	800
2	9945	Well/Sept	0	100	0	0		7,000.00	100			3	100	7,000

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W44 S27 E44 N2 UCP= E27 N23 W27 S23\$ N25\$.												

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	22,000.00	22,000.00	22,000								