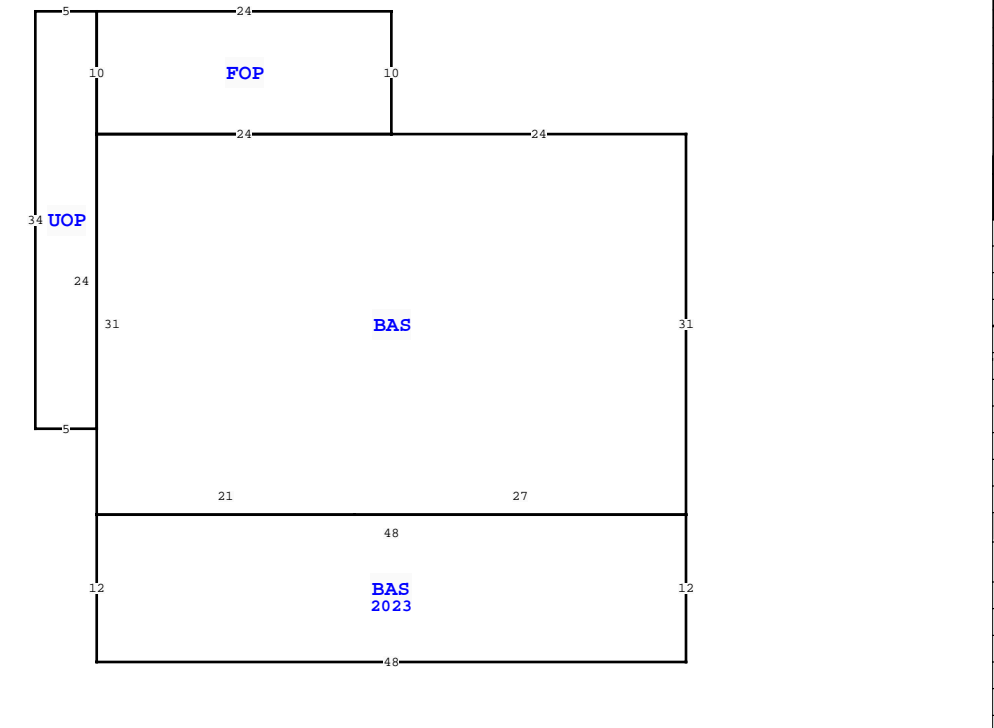


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2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

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% - 2010									
						Heated Area: 2064			HX Base Yr 2010			



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,488	100		1,488	90,703
BAS	576	100	2023	576	35,111
FOP	240	35		84	5,121
UOP	170	25		42	2,560
TOTALS	2,474			2,190	133,495

485 SW DONOVAN GLN, LAKE CITY

BLD DATE	LGL DATE	04/22/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

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	0070	CARPORT UF	0	100	18	18	324.00	UT	3.00	3.00	75	2002	2002	3	75	729	
2	0294	SHED WOOD/	0	100	12	16	1.00	UT	0.00	0.00	100	2007	2007	3	100	2,688	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	1,200	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
7	0030	BARN, MT	0	100	24	25	600.00	UT	18.00	18.00	100	2023	2022		100	10,800	
8	0166	CONC, PAVMT	0	100	0	0	1.00	UT	300.00	300.00	100	2023	2022		100	300	
9	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2023	2022		100	1,200	

TOTAL OB/XF 30,917

LAND DESCRIPTION																								
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			0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			133,495	
TOTAL MARKET OB/XF VALUE			30,917	
TOTAL LAND VALUE - MARKET			60,000	
TOTAL MARKET VALUE			224,412	
SOH/AGL Deduction			95,102	
ASSESSED VALUE			129,310	
TOTAL EXEMPTION VALUE			13 HX HB 129,310	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			224,412	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			219,712	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045756	Roof Replacement	6,500	10/24/2022
000043362	Storage Building	13,500	12/10/2021
26050	M H	342	07/24/2007
18472	M H	125	07/03/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1453/2688	12/03/2021	LE U		I	14	100
GRANTOR: HILL BRUCE WAYNE						
GRANTEE: HILL BRUCE WAYNE						
1439/2506	5/24/2021	QC U		I	11	0
GRANTOR: HILL BRUCE						
GRANTEE: HILL BRUCE WAYNE						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[ORIG=0,0] W24 W24 S31 E21 E27 N31 \$												
FOP=[ORIG=-24,0] N10 W24 S10 E24 \$												
UOP=[ORIG=-48,0] N10 W5 S34 E5 N24 \$												
BAS=[YR=2023;ORIG=-48,31] E48 S12 W48 N12 \$												