

BUILDING CHARACTERISTICS		CONSTRUCTION	
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		4	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	35516.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,280	100	
UOP	240	25	2025
TOTALS	2,520		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MANUF	1	0%	- 2026								Heated Area: 2280 HX Base Yr	
TOTALS												2,340	204,880

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			204,880
TOTAL MARKET OB/XF VALUE			11,400
TOTAL LAND VALUE - MARKET			80,000
TOTAL MARKET VALUE			296,280
SOH/AGL Deduction			0
ASSESSED VALUE			296,280
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			296,280
TOTAL JUST VALUE			296,280
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			272,060
PERMIT NUM	DESCRIPTION	AMT	ISSUED
27095	M H	491	06/19/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1531/2563	1/22/2025	WD	U	I	35	399,000
GRANTOR: BARKER JEAN						
GRANTEE: BARNHOUSE JAMES D						
1447/929	8/26/2021	LE	U	I	14	100
GRANTOR: BARKER JEAN (LIFE EST)						
GRANTEE: BRUCKSHAW STACY (RM)						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100
2	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100
4	0070	CARPORT UF	0	0	0	1.00	UT	0.00	0.00	100
5	0261	PRCH, UOP	0	0	0	1.00	UT	0.00	0.00	100

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
1	0200	C	MBL HM	0		A-1	0.00	0.00	2.00	LT		1.00	1.00
TOTAL OB/XF 11,400													

BUILDING NOTES													
BAS=[ORIG=0,0] W76 S30 E76 N30 \$													
UOP=[YR=2025;ORIG=-68,30] S10 E24 N10 W24 \$													

BUILDING DIMENSIONS													
BAS=[ORIG=0,0] W76 S30 E76 N30 \$													
UOP=[YR=2025;ORIG=-68,30] S10 E24 N10 W24 \$													

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	0		A-1	0.00	0.00	2.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	80,000							