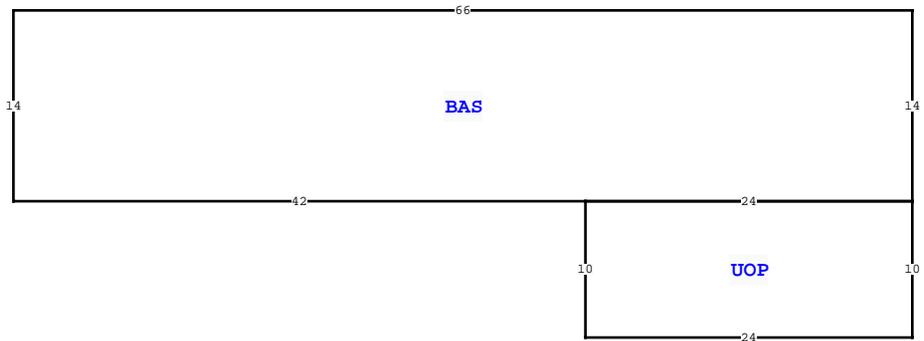


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	05 AVERAGE 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 90				
Interior Floor	13 LAM/VNLPLK 10				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 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 02				
NEIGHBORHOOD/LOC	35616.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	55,180
UOP	240	25		60	3,583
TOTALS	1,164			984	58,764

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	984	113.1000	108.58	106,843	1997	1997	0	0	45.00	55.00
2 MANUF 1		100% - 2021		Heated Area: 924				HX Base Yr 2021			



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		58,764	
TOTAL MARKET OB/XF VALUE		7,600	
TOTAL LAND VALUE - MARKET		65,780	
TOTAL MARKET VALUE		132,144	
SOH/AGL Deduction		59,417	
ASSESSED VALUE		72,727	
TOTAL EXEMPTION VALUE		HX HB SX 72,727	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		132,144	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		115,735	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25841	M H	387	05/23/2007
11817	RECONNECT	50	11/01/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1425/1747	12/07/2020	WD	Q	I	01	90,000
GRANTOR: CARRINGTON JOYCE						
GRANTEE: ELLIOT GORDON						
1425/1745	12/07/2020	WD	U	I	34	100
GRANTOR: DEPENDABLE PROPERTIES						
GRANTEE: CARRINGTON JOYCE MA						

EXTRA FEATURES	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
296 SW HAWTHORNE TER, FORT WHITE				05/06/2026	MLU	

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0020	BARN,FR	0	100	0	0	1.00	UT	800.00	800.00	50	1997	1997	3	50	400	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
<b>TOTAL OB/XF 7,600</b>																	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W66 S14 E42 UOP= S10E24 N10 W24\$ E24 N14\$.	

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	5.06	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,780							