

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	70
Exterior Wall	32	HARDIE BRD	30
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36516.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,568	100	
TOTALS	1,568		1,568 141,143

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
2	MANUF	1	100%	- 2018	Heated Area: 1568			HX Base Yr 2018																	
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS </div>																									
<table border="1" style="width: 100%;"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/13/2024</td> <td>MLU</td> <td></td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/13/2024	MLU	
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE																				
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COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				141,143		
TOTAL MARKET OB/XF VALUE				14,330		
TOTAL LAND VALUE - MARKET				24,000		
TOTAL MARKET VALUE				179,473		
SOH/AGL Deduction				66,137		
ASSESSED VALUE				113,336		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				61,925		
TOTAL JUST VALUE				179,473		
NCON VALUE				1,980		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				180,853		
SALE: 2:1: SALE ALSO INCLUDES LOT 2 (PARCEL #3758-0						
SALE: 1:1: INCL RE#03758-002						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1338/1017	6/07/2017	WD	U	I	37	35,000
GRANTOR: LINDA BAKER						
GRANTEE: MARK D LAMBERT & BA						
1080/1124	4/07/2006	QC	Q	V	01	100
GRANTOR: LINDA BAKER						
GRANTEE: LINDA BAKER & CARRI						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W56 S28 E56 N28\$.						

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	0	0		1.00	UT 0.00	100	2016	2016	3	100	400	
2	0031	BARN, MT AE	0	100	18	25		450.00	UT 11.00	100	2016	2016	3	100	4,950	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
4	0169	FENCE/WOOD	0	100	0	0		1.00	UT 1,980.00	100	2026	2025		100	1,980	

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							

REVIEW DATE																								
04/07/2026 BY ks Total Acres: 3.90 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 06/08/2026 BY SYS																								