



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	35516.030 1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,920	100	1,920	198,208
TOTALS	1,920		1,920	198,208

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2024
2	0296	SHED METAL	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2024
3	0251	LEAN TO W/	0 100	0	0	1.00	UT	600.00	600.00	100	2024
4	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100	2024

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	LT	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		% COND
0203	02	1,920	114.5000	105.34	202,253	2022	2022	0	0	0	98.00
1 MANUF 3 - 100% - 2024						Heated Area: 1920			HX Base Yr 2024		
30 64 64 30 BAS 2024											

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/10/2024	MLU	

TOTAL OB/XF											
12,300											

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		198,208	
TOTAL MARKET OB/XF VALUE		12,300	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		260,508	
SOH/AGL Deduction		0	
ASSESSED VALUE		260,508	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		210,508	
TOTAL JUST VALUE		260,508	
NCON VALUE		210,508	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		42,500	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045027	Mobile Home		07/22/2022
000044880	Electrical Serv	0	07/05/2022

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1468/2178	6/02/2022	WD	Q	V	01
GRANTOR: BULLARD-DENUNE INVEST					SALE PRICE
GRANTEE: WALSTROM KEVIN J					50,000

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2024;ORIG=19,6] E64 S30 W64 N30 \$											