BEG SE COR OF NE1/4 OF SE1/4, RU FT, W 1259.64 FT TO E R/W CO RD, ALONG R/W 210.08 FT, E 624.99, N

MAXWELL DOUGLAS GLENN/MAXWELL CONNIE LOUISE
4963 SW ICHETUCKNEE AVE
FORT WHITE, FL 32038

2025

36-5S-15-00486-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	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
Architectual	01	CONV 100
Units		0 100
Quality	04	04

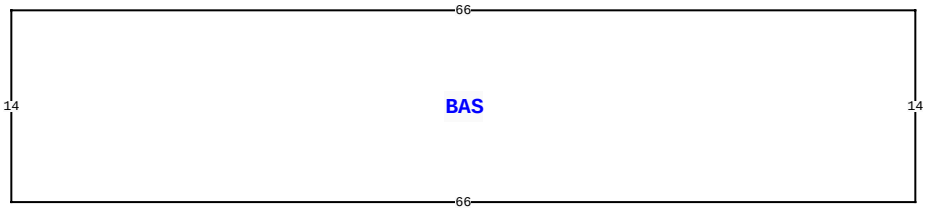
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36515.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100	924	17,557
TOTALS	924		924	17,557

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	98.7050	54.29	50,164	1990	1990	0	0	0	65.00	35.00

1 MOBILE HME – 100% - 2020 Heated Area: 924 HX Base Yr 2020



4963 SW ICHETUCKNEE AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		17,557
TOTAL MARKET OB/XF VALUE		9,520
TOTAL LAND VALUE - MARKET		61,900
TOTAL MARKET VALUE		88,977
SOH/AGL Deduction		36,787
ASSESSED VALUE		52,190
TOTAL EXEMPTION VALUE	HX HB VX	32,190
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		88,977
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		88,977

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043727	Electrical Servic	0	02/16/2022
36737	M H	498	05/15/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1268/0321	1/10/2014	WD	Q	I	01	45,000
GRANTOR: TIM ROBERTS						
GRANTEE: DOUGLAS GLENN & CON						
0932/1004	8/01/2001	WD	P	V	99	17,000
GRANTOR: SARA TEDDER						
GRANTEE: TIM ROBERTS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

EXTRA FEATURES

LN	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	0166	CONC,PAVMT	0	100	20	8	160.00	UT	2.25	2.25	100	0	0	3	100	360	
2	0297	SHED CONCR	0	100	20	14	280.00	UT	12.00	12.00	100	0	0	3	100	3,360	
3	9946	Well	0	100	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,800	

LAND DESCRIPTION

TOTAL OB/XF 9,520

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	6.19	AC		1.00	1.00	1.00	10,000.00	10,000.00	61,900							

REVIEW DATE 02/21/2022 BY JB Total Acres: 6.19 Total Land Value: 61,900 Market: 0 Agricultural: 0 Common: 61,900 PRINTED 12/31/2024 BY SYS