FORT WHITE: BEG NW COR BLOCK
F IN S END OF FORT WHITE, RUN
S 168.06 FT, E 226.47 FT TO W

MERRICKS MONICA
208 SW PLYMOUTH AVE
FORT WHITE, FL 32038

**2026**

**00-00-00-14307-001**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 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 | | 4 100 |
| Bathrooms | | 4 100 |
| Stories | 1. | 1. 100 |
| Architectual | 01 | CONV 100 |
| Units | | 0 100 |
| Quality | 05 | 05 |

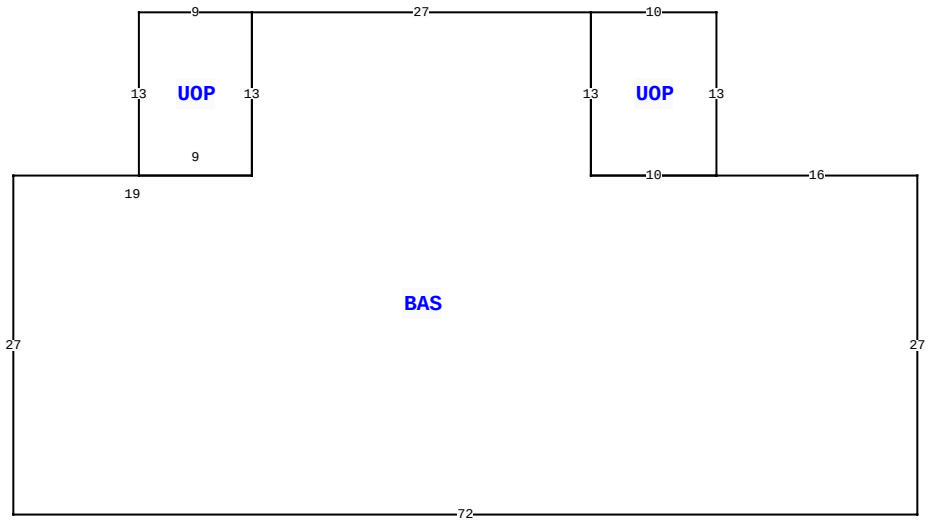
| | | | |
|---|---|---|---|
| DOR CODE | 0200 | MOBILE HOME | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 16.00 | 1.00/ | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,295 | 100 | | 2,295 | 135,149 |
| UOP | 117 | 25 | | 29 | 1,708 |
| UOP | 130 | 25 | | 32 | 1,884 |
| TOTALS | 2,542 | | | 2,356 | 138,741 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0201 | 02 | 2,356 | 113.9000 | 107.07 | 252,257 | 2006 | 2006 | 0 | 0 | 0 | 45.00 | 55.00 |

2 MANUF 1 100% - 2017 Heated Area: 2295 HX Base Yr 2017




208 SW PLYMOUTH AVE, FORT WHITE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/20/2022 MLU |
| INC DATE | | AG DATE | |

## VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 4 | Tax Dist: | |
| BUILDING MARKET VALUE | | 138,741 |
| TOTAL MARKET OB/XF VALUE | | 7,800 |
| TOTAL LAND VALUE - MARKET | | 15,687 |
| TOTAL MARKET VALUE | | 162,228 |
| SOH/AGL Deduction | | 68,473 |
| ASSESSED VALUE | | 93,755 |
| TOTAL EXEMPTION VALUE | HX HB | 50,722 |
| BASE TAXABLE VALUE | | 43,033 |
| TOTAL JUST VALUE | | 162,228 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 162,228 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 34174 | M H | 350 | 06/22/2016 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1209/1873 | 2/10/2011 | WD | U | V | 11 | 18,000 |
| GRANTOR: CHARLES T MATTHEWS RE | | | | | | |
| GRANTEE: MONICA CANNON (UNMA | | | | | | |
| 1157/0761 | 8/26/2008 | TD | Q | V | 01 | 6,000 |
| GRANTOR: CLERK OF COURT | | | | | | |
| GRANTEE: CHARLES T MATTHEWS | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W16 UOP= N13 W10 S13 E10$ W10 N13 W27 UOP= W9 S13 E9 N13$ S13 W19 S27 E72 N27$.

## 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 | 0297 | SHED CONCR | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2016 | 2016 | 3 | 100 | 800 | |
| 2 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |

## LAND DESCRIPTION

TOTAL OB/XF 7,800

| 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 | | | 0.00 | 0.00 | 39,218.00 | SF | | 1.00 | 1.00 | 0.50 | 0.80 | 0.40 | 15,687 | | | | | | | |

REVIEW DATE 10/10/2016 BY JS Total Acres: 0.90 Total Land Value: 15,687 Market: 0 Agricultural: 0 Common: 15,687 PRINTED 10/06/2025 BY SYS