

FORT WHITE: NW1/4 OF BLOCK 63.

ORB 371-379

COOK RUTHIE MAE  
PO BOX 272  
FORT WHITE, FL 32038

2026

00-00-00-14434-001



| 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 70      |
| Interior Floo            | 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         |
| Architectual             | 01 | CONV 100       |
| Units                    |    | 0 100          |
| Condition Adj            | 03 | 03 100         |
| Kitchen Adjus            | 01 | 01 100         |

|                  |                 |       |
|------------------|-----------------|-------|
| Quality          | 05              | 05    |
| DOR CODE         | 0200MOBILE 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       | 1,456            | 100         |      | 1,456        | 127,606              |
| TOTALS    | 1,456            |             |      | 1,456        | 127,606              |

| EXTRA FEATURES |            |             |     |     |   |   |       |    |          |                |       |
|----------------|------------|-------------|-----|-----|---|---|-------|----|----------|----------------|-------|
| L N            | OB/XF CODE | DESCRIPTION | BLD | CAP | L | W | UNITS | UT | Adj R    | ADJ UNIT PRICE | NOTES |
| 1              | 0294       | SHED WOOD/  | 0   | 100 | 0 | 0 | 1.00  | UT | 0.00     | 0.00           |       |
| 2              | 0296       | SHED METAL  | 0   | 100 | 0 | 0 | 1.00  | UT | 0.00     | 0.00           |       |
| 3              | 9945       | Well/Sept   | 0   | 100 | 0 | 0 | 1.00  | UT | 7,000.00 | 7,000.00       |       |
| 4              | 0296       | SHED METAL  | 0   | 100 | 0 | 0 | 1.00  | UT | 0.00     | 0.00           |       |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |        |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|--------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | CONSRV |
| 1                | 0200     | C   | MBL HM               | 100 |     | 00       | 0.00  | 0.00  | 10,890.00   | SF        |        |

| MARKET ADJUSTMENTS                              |     |           |             |                |                |      |      |      |      |      |        |       |  |
|-------------------------------------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|--|
| TYPE                                            | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM | % COND |       |  |
| 0201                                            | 02  | 1,456     | 113.7000    | 106.88         | 155,617        | 2016 | 2016 |      | 0    | 0    | 18.00  | 82.00 |  |
| 1 MANUF 1 100% - 0 Heated Area: 1456 HX Base Yr |     |           |             |                |                |      |      |      |      |      |        |       |  |
| 26 56 26                                        |     |           |             |                |                |      |      |      |      |      |        |       |  |
| BAS                                             |     |           |             |                |                |      |      |      |      |      |        |       |  |
| BLD DATE<br>XF DATE<br>INC DATE                 |     |           |             |                |                |      |      |      |      |      |        |       |  |
| LGL DATE<br>LAND DATE<br>AG DATE                |     |           |             |                |                |      |      |      |      |      |        |       |  |
| 04/20/2022 MLU                                  |     |           |             |                |                |      |      |      |      |      |        |       |  |
| 194 SW RUFO CT, FORT WHITE                      |     |           |             |                |                |      |      |      |      |      |        |       |  |

| COLUMBIA COUNTY PROPERTY                                               |  |  |  |  |  |  |  |  |  |  |  |  |   |
|------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|---|
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| VALUATION SUMMARY                                                      |  |  |  |  |  |  |  |  |  |  |  |  |   |
| VALUATION BY STANDARD                                                  |  |  |  |  |  |  |  |  |  |  |  |  |   |
| Tax Group: 4 Tax Dist:                                                 |  |  |  |  |  |  |  |  |  |  |  |  |   |
| BUILDING MARKET VALUE 127,606                                          |  |  |  |  |  |  |  |  |  |  |  |  |   |
| TOTAL MARKET OB/XF VALUE 8,000                                         |  |  |  |  |  |  |  |  |  |  |  |  |   |
| TOTAL LAND VALUE - MARKET 4,356                                        |  |  |  |  |  |  |  |  |  |  |  |  |   |
| TOTAL MARKET VALUE 139,962                                             |  |  |  |  |  |  |  |  |  |  |  |  |   |
| SOH/AGL Deduction 74,336                                               |  |  |  |  |  |  |  |  |  |  |  |  |   |
| ASSESSED VALUE 65,626                                                  |  |  |  |  |  |  |  |  |  |  |  |  |   |
| TOTAL EXEMPTION VALUE HX HB 40,626                                     |  |  |  |  |  |  |  |  |  |  |  |  |   |
| BASE TAXABLE VALUE 25,000                                              |  |  |  |  |  |  |  |  |  |  |  |  |   |
| TOTAL JUST VALUE 139,962                                               |  |  |  |  |  |  |  |  |  |  |  |  |   |
| NCON VALUE 0                                                           |  |  |  |  |  |  |  |  |  |  |  |  |   |
| INCOME VALUE                                                           |  |  |  |  |  |  |  |  |  |  |  |  |   |
| PREVIOUS YEAR MKT VALUE 143,074                                        |  |  |  |  |  |  |  |  |  |  |  |  |   |
| XFOB:1:1: PEACHTREE MH                                                 |  |  |  |  |  |  |  |  |  |  |  |  |   |
| PERMIT NUM DESCRIPTION AMT ISSUED                                      |  |  |  |  |  |  |  |  |  |  |  |  |   |
| 33993 M H 467 04/26/2016                                               |  |  |  |  |  |  |  |  |  |  |  |  |   |
| SALES DATA                                                             |  |  |  |  |  |  |  |  |  |  |  |  |   |
| OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE             |  |  |  |  |  |  |  |  |  |  |  |  |   |
| BUILDING NOTES                                                         |  |  |  |  |  |  |  |  |  |  |  |  |   |
| BUILDING DIMENSIONS                                                    |  |  |  |  |  |  |  |  |  |  |  |  |   |
| BAS= W56 S26 E56 N26\$.                                                |  |  |  |  |  |  |  |  |  |  |  |  |   |
| TOTAL OB/XF 8,000                                                      |  |  |  |  |  |  |  |  |  |  |  |  |   |
| LAND VALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV |  |  |  |  |  |  |  |  |  |  |  |  |   |
| 4,356                                                                  |  |  |  |  |  |  |  |  |  |  |  |  |   |