

COMM NW COR NE1/4 OF NE1/4, E 40  
ICHETUCKNEE AVE, S 317.34 FT TO  
S 351.53 FT, E 620.63 FT, N 351.

D'ALBERT RICHARD/D'ALBERT KRISTI  
5273 SW ICHETUCKNEE AVE  
FORT WHITE, FL 32038-7157

2026

01-6S-15-00486-014



| 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 Floo            | 12       | HARDWOOD 50    |
| Interior Floo            | 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         | 36515.00 | 1.00/          |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|------|--------------|----------------------|
| BAS       | 1,800            | 100         |      | 1,800        | 199,139              |
| TOTALS    | 1,800            |             |      | 1,800        | 199,139              |

| 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   | 0030       | BARN, MT    | 0 100   | 28 | 30 | 840.00 | UT | 16.00    | 16.00          | 100       | 2022    | 2021        |   | 100    | 13,440          |       |
| 2   | 0296       | SHED METAL  | 0 100   | 0  | 0  | 1.00   | UT | 800.00   | 800.00         | 100       | 2022    | 2021        |   | 100    | 800             |       |
| 3   | 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 21,240   |     |     |          |       |       |             |           |     |           |        |         |            |                |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|------------|----------------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPHT FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE |
| 1                | 0200     | C   | MBL HM               | 100 |     | A-1      |       |       | 5.50        | AC        |     | 1.00      | 1.00   | 1.00    | 10,000.00  | 10,000.00      |

REVIEW DATE 10/05/2021 BY JB

| MARKET ADJUSTMENTS |     |           |             |                |                |      |      |      |      |   |      |        |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|---|------|--------|
| TYPE               | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT |   | NORM | % COND |
| 0203               | 02  | 1,800     | 115.5000    | 118.96         | 214,128        | 2021 | 2021 | 0    | 0    | 0 | 7.00 | 93.00  |

1 MANUF 3

100% - 2022

Heated Area: 1800

HX Base Yr 2022

30

60

60

30

BAS

|          |  |           |            |
|----------|--|-----------|------------|
| BLD DATE |  | LGL DATE  |            |
| XF DATE  |  | LAND DATE | 05/08/2024 |

MLU

| 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              | 0030       | BARN, MT    | 0 100   | 28 | 30 | 840.00 | UT | 16.00    | 16.00          | 100       | 2022    | 2021        |   | 100    | 13,440          |       |
| 2              | 0296       | SHED METAL  | 0 100   | 0  | 0  | 1.00   | UT | 800.00   | 800.00         | 100       | 2022    | 2021        |   | 100    | 800             |       |
| 3              | 9945       | Well/Sept   | 0 100   | 0  | 0  | 1.00   | UT | 7,000.00 | 7,000.00       | 100       |         |             | 3 | 100    | 7,000           |       |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |     |           |        |         |            |                |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|------------|----------------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPHT FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE |
| 1                | 0200     | C   | MBL HM               | 100 |     | A-1      |       |       | 5.50        | AC        |     | 1.00      | 1.00   | 1.00    | 10,000.00  | 10,000.00      |

Total Acres: 5.50 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000

| COLUMBIA COUNTY PROPERTY  |  |           |  | PAGE 1 of 1 | 3 |
|---------------------------|--|-----------|--|-------------|---|
| VALUATION SUMMARY         |  |           |  |             |   |
| VALUATION BY              |  | STANDARD  |  |             |   |
| Tax Group: 3              |  | Tax Dist: |  |             |   |
| BUILDING MARKET VALUE     |  | 199,139   |  |             |   |
| TOTAL MARKET OB/XF VALUE  |  | 21,240    |  |             |   |
| TOTAL LAND VALUE - MARKET |  | 55,000    |  |             |   |
| TOTAL MARKET VALUE        |  | 275,379   |  |             |   |
| SOH/AGL Deduction         |  | 109,362   |  |             |   |
| ASSESSED VALUE            |  | 166,017   |  |             |   |
| TOTAL EXEMPTION VALUE     |  | 50,722    |  |             |   |
| BASE TAXABLE VALUE        |  | 115,295   |  |             |   |
| TOTAL JUST VALUE          |  | 275,379   |  |             |   |
| NCON VALUE                |  | 0         |  |             |   |
| INCOME VALUE              |  |           |  |             |   |
| PREVIOUS YEAR MKT VALUE   |  | 279,662   |  |             |   |

| PERMIT NUM | DESCRIPTION      | AMT    | ISSUED     |
|------------|------------------|--------|------------|
| 000042189  | Storage Building | 16,000 | 06/21/2021 |
| 000041753  | Mobile Home      |        | 04/16/2021 |

| SALES DATA                   |           |           |     |     |        |            |
|------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number            | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1410/1198                    | 4/24/2020 | WD        | Q   | V   | 01     | 31,300     |
| GRANTOR: SHARON L RICHARD    |           |           |     |     |        |            |
| GRANTEE: RICHARD & KRISTI D' |           |           |     |     |        |            |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS                    |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[ORIG=-62, -19] E60 S30 W60 N30 \$ |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |

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