LOT 7 BLOCK A ICHETUCKNEE FOREST

703-286, DC 911-1294, 911-1296,

ALLEN DORINDA C
1815 SW LONCALA LOOP
FT WHITE, FL 32038

2026

02-6S-15-00502-107

BUILDING CHARACTERISTICS

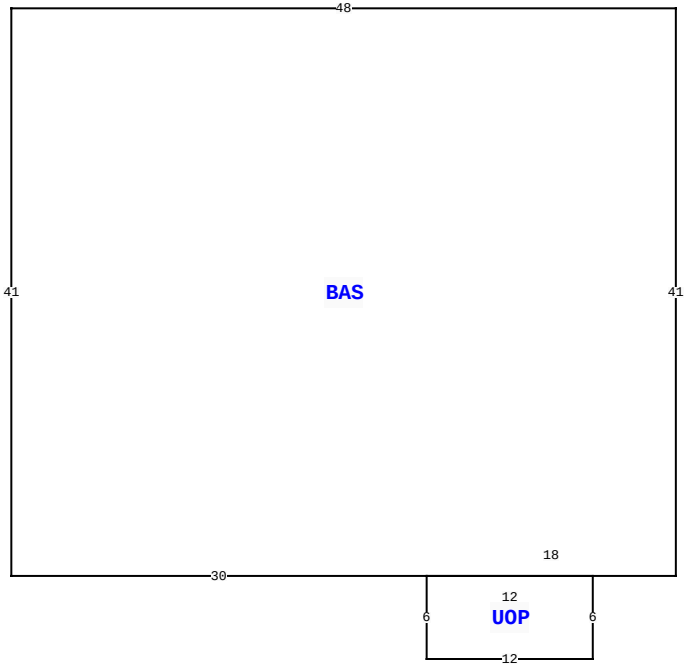
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2615.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,968	100		1,968	94,342
UOP	72	25		18	863
TOTALS	2,040			1,986	95,205

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,986	92.7200	87.16	173,100	1999	1999	0	0	0	45.00	55.00

2 MANUF 1 100% - 2025 Heated Area: 1968 HX Base Yr 2025



1815 SW LONCALA LOOP, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		95,205
TOTAL MARKET OB/XF VALUE		7,800
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		163,005
SOH/AGL Deduction		0
ASSESSED VALUE		163,005
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		112,283
TOTAL JUST VALUE		163,005
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		163,005

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30453	MAINT/ALTR	35	09/12/2012
17598	M H	125	10/30/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1358/1527	4/26/2018	LE	U	I	14	100
GRANTOR: THOMAS A CUMBESS & TH						
GRANTEE: DORINDA C ALLEN (RM						
0911/1296	9/19/2000	WD	Q	V		20,500
GRANTOR: BURO						
GRANTEE: THOMAS & THERESA CU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S41 E30 UOP= S6 E12 N6 W12$ E18 N41$.

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	0070	CARPORT UF	0	100	0	0	1.00	UT	800.00	800.00	50	1993	1993	3	50	400	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
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 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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

REVIEW DATE 08/02/2016 BY DF Total Acres: 5.01 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 11/19/2025 BY SYS