COMM SE COR OF SW1/4 OF NE1/4,
RUN W 706.21 FT FOR POB, CONT
W 520.64 FT TO SW COR OF SW1/4

JONES THOMAS R/JONES BONNIE LEWIS
277 SW SPEAR PL
FORT WHITE, FL 32038

2026

04-7S-16-04129-008

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

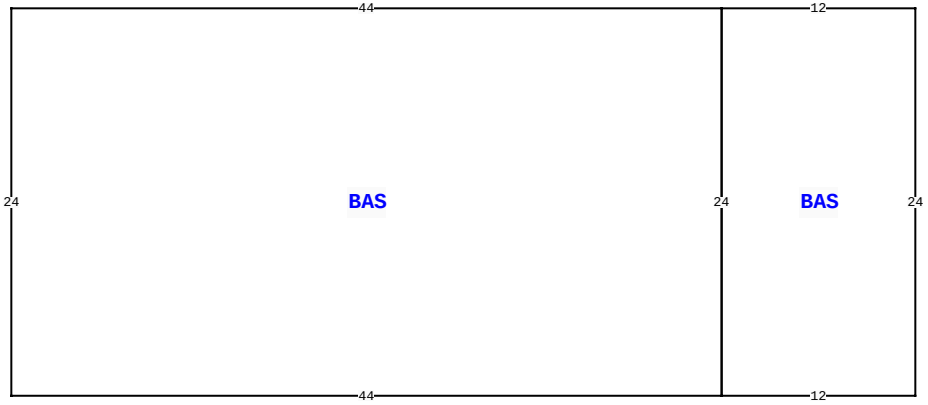
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	4716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	288	100		288	5,309
BAS	1,056	100		1,056	19,467
TOTALS	1,344			1,344	24,777

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	1,344	102.4200	61.45	82,589	1994	1994	0	0	10	60.00	30.00

1 MOBILE HME 100% - 2008 Heated Area: 1344 HX Base Yr 2008



277 SW SPEAR PL, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		24,777
TOTAL MARKET OB/XF VALUE		9,676
TOTAL LAND VALUE - MARKET		50,100
TOTAL MARKET VALUE		84,553
SOH/AGL Deduction		31,730
ASSESSED VALUE		52,823
TOTAL EXEMPTION VALUE	HX HB	27,823
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		84,553
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		84,553

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14767	M H	125	12/14/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1391/1789	8/20/2019	WD	U	I	11	100
GRANTOR: THOMAS R JONES						
GRANTEE: THOMAS R JONES & BO						
1126/0879	7/06/2007	WD	Q	I		82,000
GRANTOR: LIQUIDATION PROPERTIE						
GRANTEE: ANITA & THOMAS JONE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S24 E44 BAS= E12 N24 W12 S24$ N24$.

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	0294	SHED WOOD/	0	100	12	16	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
2	0070	CARPORT UF	0	100	18	20	360.00	UT	3.00	3.00	70	1998	1998	3	70	756	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	8	10	80.00	UT	14.00	14.00	100	2006	2006	3	100	1,120	

LAND DESCRIPTION

TOTAL OB/XF 9,676

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	5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,100							

REVIEW DATE 06/18/2015 BY TW Total Acres: 5.01 Total Land Value: 50,100 Market: 0 Agricultural: 0 Common: 50,100 PRINTED 11/18/2025 BY SYS