LOT 3 BLOCK A SANDY ACRES.

816-2451, 832-1821, 836-1593, CD

MATTHEWS CHARLES
683 SW WILSON SPRINGS RD
FORT WHITE, FL 32038

2026

04-7S-16-04129-103

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		2 100
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

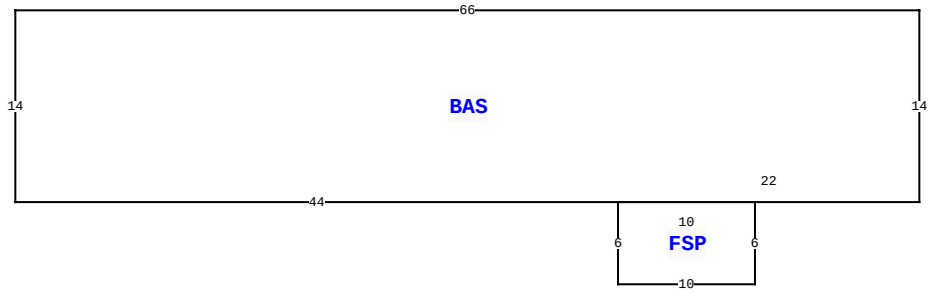
DOR CODE	0202	MOBILE HOME/M HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	4716.0100	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	25,037
FSP	60	40		24	650
TOTALS	984			948	25,687

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	948	112.9000	67.74	64,218	1998	1998	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2023 Heated Area: 924 HX Base Yr



19347 SW STATE ROAD 47 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	36,461
TOTAL MARKET OB/XF VALUE	7,744
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	99,205
SOH/AGL Deduction	0
ASSESSED VALUE	99,205
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	99,205
TOTAL JUST VALUE	99,205
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	99,205

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052117	Electrical Servic	0	01/21/2025
20925	M H	125	07/29/2003
14235	M H	125	07/06/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1471/1057	7/08/2022	WD	Q	I	01	95,000
GRANTOR: INMAN CAROLYN S						
GRANTEE: MATTHEWS CHARLES						
0862/1503	7/15/1998	WD	Q	V		18,000
GRANTOR: J L DICKS						
GRANTEE: CAROLYN INMAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E44 FSP= S6 E10 N6 W10$ E22 N14$.

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	0	8	8	64.00	UT	7.50	7.50	70	1998	1998	3	70	336	
2	0252	LEAN-TO W/	0	0	8	8	64.00	UT	2.00	2.00	100	1998	1998	3	100	128	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	8	10	80.00	UT	5.00	5.00	70	1998	1998	3	70	280	

LAND DESCRIPTION

TOTAL OB/XF 7,744

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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 06/18/2015 BY TW Total Acres: 5.01 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/18/2025 BY SYS

LOT 3 BLOCK A SANDY ACRES.

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FORT WHITE, FL 32038

2026

04-7S-16-04129-103

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01

DOR CODE 0202 MOBILE HOME/M HOME

MAP NUM | MKT AREA 02

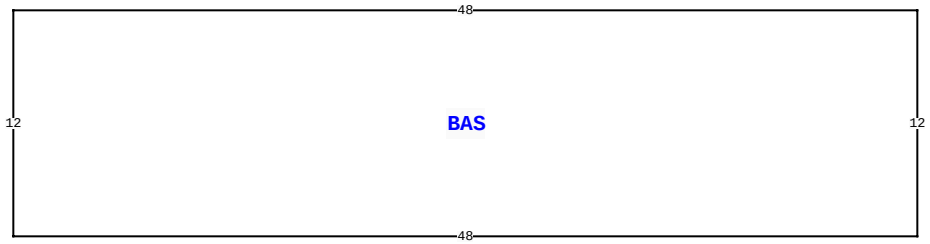
NEIGHBORHOOD/LOC 4716.0100 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	576	100		576	10,774
TOTALS	576			576	10,774

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	576	77.9250	46.76	26,934	1970	1970	0	0	0	60.00	40.00

2 MOBILE HME 0% - 2023 Heated Area: 576 HX Base Yr



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0862/1503	7/15/1998	WD	Q	V		18,000
GRANTOR: J L DICKS						
GRANTEE: CAROLYN INMAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S12 E48 N12$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 06/18/2015 BY TW Total Acres: 5.01 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/18/2025 BY SYS