LOT 3 BLOCK B SANDY ACRES.

ORB 812-1374, 820-1663,

BROWN CHRISTOPHER A/BROWN ROCHELLE A
19358 SW STATE ROAD 47
FT WHITE, FL 32038

2026

04-7S-16-04129-113

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

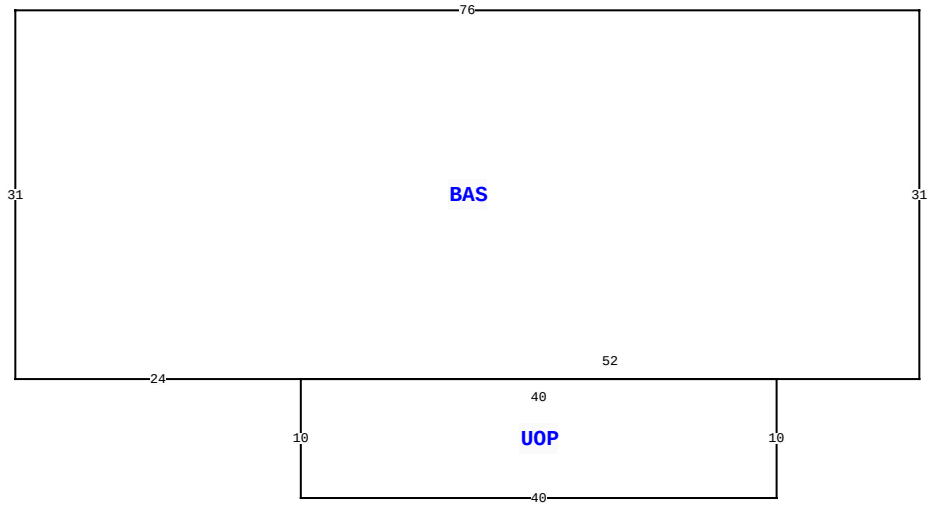
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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	0200	MOBILE 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	2,356	100		2,356	138,741
UOP	400	25		100	5,889
TOTALS	2,756			2,456	144,630

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,456	113.9000	107.07	262,964	2004	2004	0	0	0	45.00	55.00

2 MANUF 1 100% - 2005 Heated Area: 2356 HX Base Yr 2005



19360 SW STATE ROAD 47 , FORT WHITE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		144,630
TOTAL MARKET OB/XF VALUE		25,900
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		225,530
SOH/AGL Deduction		97,915
ASSESSED VALUE		127,615
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		76,893
TOTAL JUST VALUE		225,530
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		225,530

SALE:3:1: LOT 3 BLK B

SALE:2:1: IN LIEU OF FORECLOSURE

SALE:1:1: LOT 3 BLK B

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25239	M H	521	11/20/2006
22355	M H	250	09/30/2004
13783	M H	125	03/20/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1022/2328	7/30/2004	WD	Q	V		35,000
GRANTOR: RAYBURN						
GRANTEE: CHRISTOPHER A & ROC						
0840/0634	4/01/1997	WD	Q	V		20,400
GRANTOR: CENTRAL FLORIDA INVES						
GRANTEE: ZACKERY RAYBURN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S31 E24 UOP= S10 E40 N10 W40$ E52 N31$.

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	0031	BARN,MT AE	0	100	36	40	1,440.00	UT	10.00	10.00	100	2004	2004	3	100	14,400	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	1,500	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 25,900

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		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: 5.59 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 10/02/2025 BY SYS