COMM SE COR OF SW1/4 OF SW1/4, R
POB, CONT W 413.41 FT, N 356.33
S 356.20 FT TO POB. (AKA PART OF

RIECKEN DALE L
104 SW CELESTIAL CT
FORT WHITE, FL 32038

2026

05-6S-16-03777-010

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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

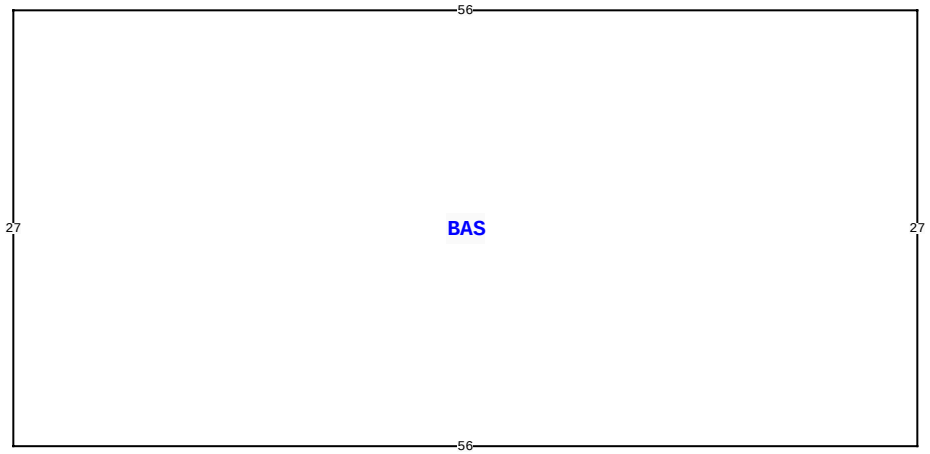
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	5616.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	132,750
TOTALS	1,512			1,512	132,750

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,512	113.9000	107.07	161,890	2017	2016	0	0	0	18.00	82.00

1 MANUF 1 100% - 2018 Heated Area: 1512 HX Base Yr 2018



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

104 SW CELESTIAL CT, FORT WHITE

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		132,750
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		36,000
TOTAL MARKET VALUE		168,750
SOH/AGL Deduction		69,479
ASSESSED VALUE		99,271
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		48,549
TOTAL JUST VALUE		168,750
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		171,988

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34676	M H	720	11/21/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1540/1610	5/09/2025	LE	U	I	14	100
GRANTOR: RIECKEN DALE L						
GRANTEE: RIECKEN DALE L (ENH						
1364/1520	6/27/2018	QC	U	I	11	100
GRANTOR: TAMMY L RIECKEN RIECK						
GRANTEE: DALE LYNN RIECKEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S27 E56 N27$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	3.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	36,000							

REVIEW DATE 12/21/2016 BY JS Total Acres: 3.00 Total Land Value: 36,000 Market: 0 Agricultural: 0 Common: 36,000 PRINTED 11/19/2025 BY SYS