LOT 2 SUNNYDALE FARMS S/D.
ORB 758-544, 786-491, 812-2380
853-1924, PETI FOR ADMIN IN

PERSONS ERIC B & CHERYL C/PERSONS CHERYL C
641 SW SCRUBTOWN RD
FT WHITE, FL 32038

2026

05-7S-17-09918-102

BUILDING CHARACTERISTICS

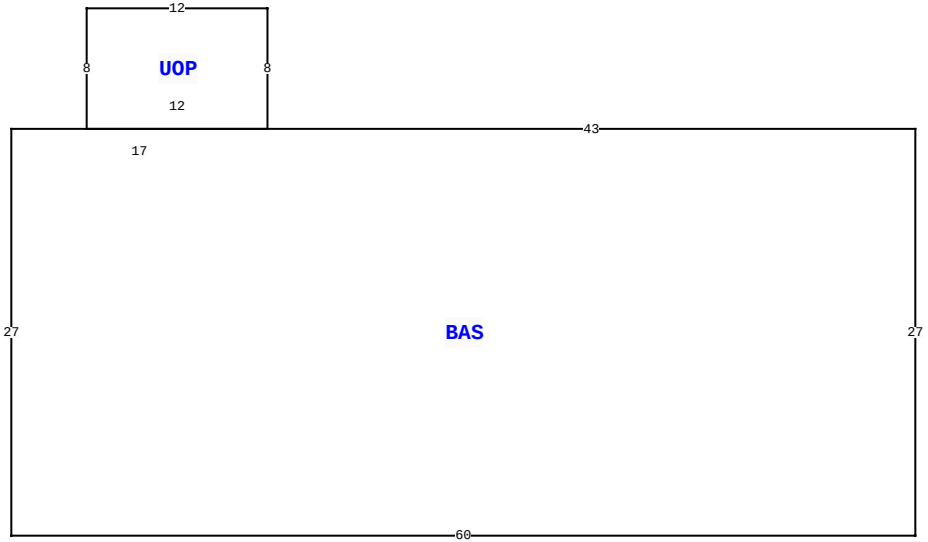
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	5717.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	45,062
UOP	96	25		24	668
TOTALS	1,716			1,644	45,730

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,644	115.9000	69.54	114,324	1994	1994	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2019 Heated Area: 1620 HX Base Yr 2019



641 SW SCRUBTOWN RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/15/2024 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		45,730
TOTAL MARKET OB/XF VALUE		10,900
TOTAL LAND VALUE - MARKET		65,300
TOTAL MARKET VALUE		121,930
SOH/AGL Deduction		57,808
ASSESSED VALUE		64,122
TOTAL EXEMPTION VALUE	HX HB 13	64,122
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		121,930
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		121,930

PRMT:1:1: 28X60

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044548	Electrical Servic	0	05/26/2022
7992	M H	125	01/24/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1368/0770	8/31/2018	QC	U	I	11	100
GRANTOR: STEVEN E CLAYTON						
GRANTEE: ERIC B & CHERYL C P						
1282/2289	10/14/2014	WD	Q	I	01	61,000
GRANTOR: JULIA K BURKIEWICZ						
GRANTEE: STEVEN E CLAYTON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W43 UOP= N8 W12 S8 E12$ W17 S27 E60 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
1	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	10	20	200.00	UT	5.00	5.00	100	1993	1993	3	100	1,000	
5	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	900	

LAND DESCRIPTION

TOTAL OB/XF 10,900

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	6.53	AC		1.00	1.00	1.00	10,000.00	10,000.00	65,300							

REVIEW DATE 06/06/2022 BY Total Acres: 6.53 Total Land Value: 65,300 Market: 0 Agricultural: 0 Common: 65,300 PRINTED 11/19/2025 BY SYS