E1/2 OF E1/2 OF S 660 FT OF
E1/2 OF SW1/4.
LIFE ESTATE & FEE SIMPLE DEED

STODDARD CHARLIE & ETAL/STODDARD CHARLES E
P O BOX 623
FT WHITE, FL 32038-0623

2026

06-7S-16-04148-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

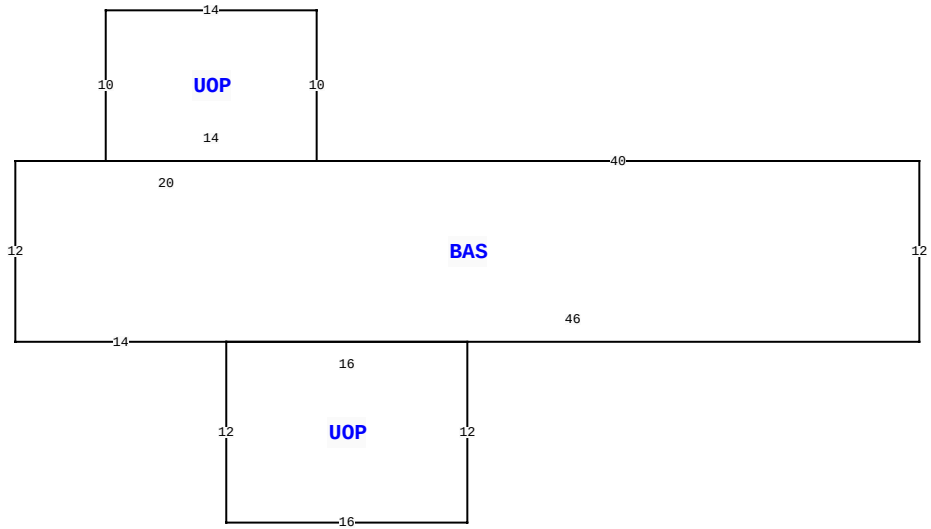
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	01	FLAT 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	6716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100		720	13,594
UOP	140	25		35	661
UOP	192	25		48	906
TOTALS	1,052			803	15,161

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	803	78.6750	47.20	37,902	1971	1971	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2008 Heated Area: 720 HX Base Yr 2008



4368 SW WILSON SPRINGS RD, 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		15,161
TOTAL MARKET OB/XF VALUE		10,700
TOTAL LAND VALUE - MARKET		45,300
TOTAL MARKET VALUE		71,161
SOH/AGL Deduction		24,147
ASSESSED VALUE		47,014
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		22,014
TOTAL JUST VALUE		71,161
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		71,161

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21005	M H	125	08/22/2003
20839	M H	125	07/03/2003
20363	TR/TRAILER	75	01/29/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1256/0304	6/10/2013	WD	U	I	11	100
GRANTOR: CHARLIE STODDARD						
GRANTEE: CHARLIE STODDARD &						
0954/1306	4/30/2002	WD	U	V	08	20,000
GRANTOR: COCHRAN						
GRANTEE: CHARLIE STODDARD (F						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 UOP= N10 W14 S10 E14$ W20 S12 E14 UOP= S12 E16 N12 W16$ E46 N12$.

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	300	
2	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	100	2008	2008	3	100	900	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	100	2008	2008	3	100	900	
5	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,600	

LAND DESCRIPTION

TOTAL OB/XF 10,700

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	4.53	AC		1.00	1.00	1.00	10,000.00	10,000.00	45,300							

REVIEW DATE 06/23/2015 BY TW Total Acres: 4.53 Total Land Value: 45,300 Market: 0 Agricultural: 0 Common: 45,300 PRINTED 11/10/2025 BY SYS