LOT 25 BLOCK 1 WILSON SPRINGS CO
1-A DESC AS: COMM AT NW COR OF S
RUN S 1218.72 FT, CONT SOUTH 967

CRAIG JERRY K/CRAIG CHERI L
523 SE 55TH AVE
OCALA, FL 34480

2026

06-7S-16-04149-125

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

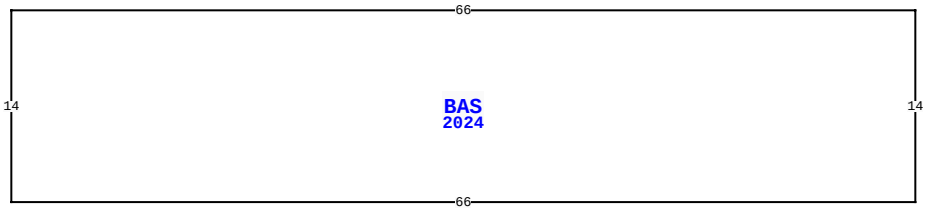
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	6716.0400	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100	2024	924	48,549
TOTALS	924			924	48,548

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	924	116.5000	95.53	88,270	1992	1992	0	0	0	45.00	55.00

2 MANUF 1 0% - 2024 Heated Area: 924 HX Base Yr



3955 SW WILSON SPRINGS RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	48,548
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	14,000
TOTAL MARKET VALUE	62,548
SOH/AGL Deduction	0
ASSESSED VALUE	62,548
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	62,548
TOTAL JUST VALUE	62,548
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	62,548

LAND:1:1: ADJ 4 PAVED RD

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045379	Mobile Home		09/07/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1456/360	12/22/2021	WD	U	I	12	100,000
GRANTOR: DRUMMOND COMMUNITY BA						
GRANTEE: CRAIG JERRY K						
1445/2182	8/24/2021	CT	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: DRUMMOND COMMUNITY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=15,12] E66 S14 W66 N14 $
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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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	14,000.00	14,000.00	14,000							

REVIEW DATE 01/18/2023 BY JB Total Acres: 0.39 Total Land Value: 14,000 Market: 0 Agricultural: 0 Common: 14,000 PRINTED 11/12/2025 BY SYS