BEG NW COR OF NW1/4 OF SE1/4, RU
E 518.73 FT, N 840.92 FT, W 518.
(AKA PARCEL 5 WILSON SPRINGS MEA

THARP LIVING TRUST DATED NOVEMBER 29, 2000
505 HURLEY ST
ORANGE PARK, FL 32073

2026

06-7S-16-04150-105

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

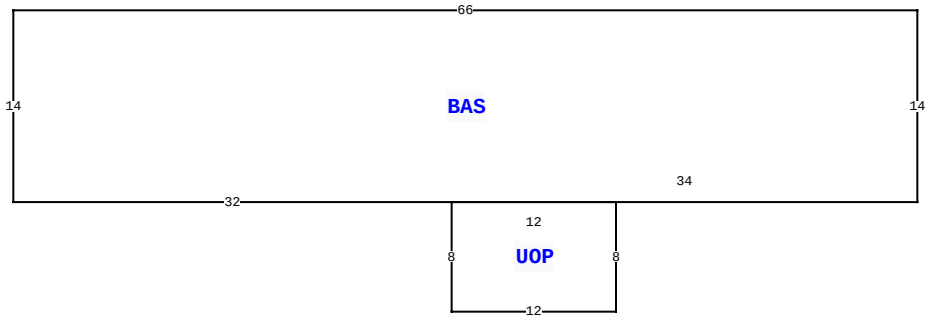
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	02	ROLL COMP 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	6716.0300	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	8,475
UOP	96	25		24	220
TOTALS	1,020			948	8,695

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	948	76.4250	45.86	43,475	1988	1988	0	0	30	60.00	20.00

1 MOBILE HME 0% - 0 Heated Area: 924 HX Base Yr



436 SW BYRON CT, 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	8,695
TOTAL MARKET OB/XF VALUE	10,000
TOTAL LAND VALUE - MARKET	75,075
TOTAL MARKET VALUE	93,770
SOH/AGL Deduction	6,275
ASSESSED VALUE	87,495
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	87,495
TOTAL JUST VALUE	93,770
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	93,770

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19229	M H	125	01/14/2002
15528	M H	125	05/17/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1189/1459	2/19/2010	WD	Q	I	01	72,000
GRANTOR: JACK T RUSSELL & OLGA						
GRANTEE: JIMME D & MELANIE H						
1072/0290	1/20/2006	WD	Q	I		95,000
GRANTOR: BARBARA S KNAPP						
GRANTEE: JACK T RUSSELL						

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E32 UOP= S8 E12 N8 W12$ E34 N14$.

LAND DESCRIPTION

TOTAL OB/XF 10,000

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			0.00	0.00	10.01	AC		1.00	1.00	1.00	7,500.00	7,500.00	75,075							

REVIEW DATE 06/23/2015 BY TW Total Acres: 10.01 Total Land Value: 75,075 Market: 0 Agricultural: 0 Common: 75,075 PRINTED 10/03/2025 BY SYS