COMM NE COR OF SEC, RUN W 426.85 FT FOR POB, CONT S 535.40 FT, E 535.40 FT, W 162.72 FT TO POB.

SIMMONS TAMMY L
2340 SW OLD BELLAMY ROAD
FORT WHITE, FL 32038

2026

06-7S-17-09922-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

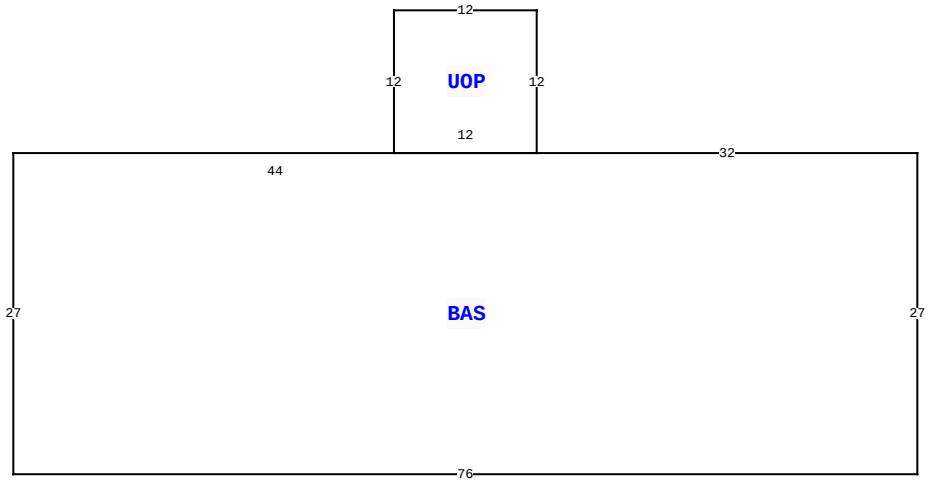
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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	6717.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,052	100		2,052	120,839
UOP	144	25		36	2,120
TOTALS	2,196			2,088	122,959

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,088	113.9000	107.07	223,562	1999	1999	0	0	0	45.00	55.00

1 MANUF 1 100% - 2001 Heated Area: 2052 HX Base Yr 2001



2340 SW OLD BELLAMY RD, 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		122,959
TOTAL MARKET OB/XF VALUE		9,600
TOTAL LAND VALUE - MARKET		14,000
TOTAL MARKET VALUE		146,559
SOH/AGL Deduction		82,296
ASSESSED VALUE		64,263
TOTAL EXEMPTION VALUE	HX HB	39,263
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		146,559
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		146,559

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16631	M H	125	02/23/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1450/1394	10/19/2021	QC	U	I	11	100
GRANTOR: LEWIS WILLIE L						
GRANTEE: SIMMONS TAMMY L						
1428/2663	1/27/2021	QC	U	I	11	100
GRANTOR: SIMMONS TAMMY						
GRANTEE: LEWIS WILLIE L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W32 UOP= N12 W12 S12 E12$ W44 S27 E76 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2000	2000	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0	120.00	UT	7.50	7.50	100	2000	2000	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	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	2000	2000	3	100	400	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 9,600

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	163.00	0.00	2.00	AC		1.00	1.00	0.50	14,000.00	7,000.00	14,000							

REVIEW DATE 11/07/2017 BY DF Total Acres: 2.00 Total Land Value: 14,000 Market: 0 Agricultural: 0 Common: 14,000 PRINTED 11/19/2025 BY SYS