S1/2 OF SW1/4 OF SE1/4 & S1/2 OF OF SW1/4 EX 10.10 AC DESC ORB 67 & EX 5.25 AC DESC ORB 708-509 &

NOVACK ALISON LYNN
422 SW BUCCHI GLN
FORT WHITE, FL 32038

2026

10-7S-16-04172-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 70
Exterior Wall	32	HARDIE BRD 30
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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

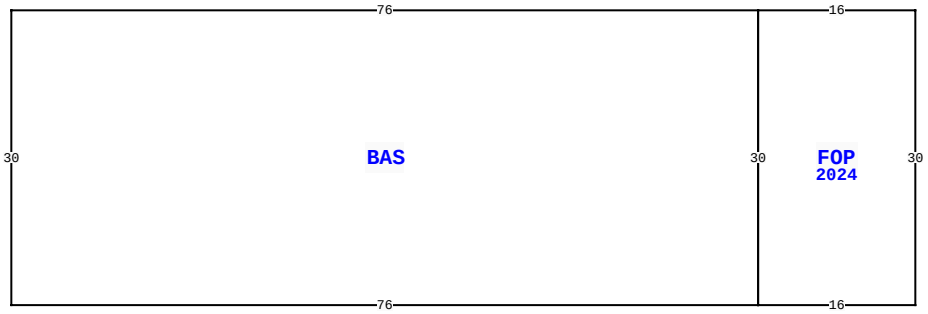
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10716.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	186,016
FOP	480	35	2024	168	13,707
TOTALS	2,760			2,448	199,723

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,448	114.2000	107.35	262,793	2014	2014	0	0	0	24.00	76.00

2 MANUF 1 100% - 2024 Heated Area: 2280 HX Base Yr 2024



422 SW BUCCHI GLN, 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		199,723
TOTAL MARKET OB/XF VALUE		11,900
TOTAL LAND VALUE - MARKET		95,950
TOTAL MARKET VALUE		307,573
SOH/AGL Deduction		0
ASSESSED VALUE		307,573
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		256,851
TOTAL JUST VALUE		307,573
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		315,456

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051200	Roof Replacement	15,434	10/22/2024
000049397	Mobile Home		03/11/2024
32365	M H	375	10/06/2014
22067	M H	304	07/13/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1502/260	10/25/2023	WD	Q	I	01	329,600
GRANTOR: WILSON LINDA						
GRANTEE: NOVACK ALISON LYNN						
1281/1202	9/05/2014	QC	U	V	11	100
GRANTOR: LINDA WILSON & DONNIE						
GRANTEE: LINDA WILSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W76 S30 E76 N30 $
FOP=[YR=2024;ORIG=0,0] S30 E16 N30 W16 $
.

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	2014	2014	3	100	1,200	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	700	
4	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100	2025	2024		100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 11,900

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		A-1	0.00	0.00	10.10	AC		1.00	1.00	1.00	9,500.00	9,500.00	95,950							

REVIEW DATE 11/13/2024 BY JS Total Acres: 10.10 Total Land Value: 95,950 Market: 0 Agricultural: 0 Common: 95,950 PRINTED 11/19/2025 BY SYS