

COMM INTERS OF N R/W CR-246 & E
OF W1/2 OF SEC, RUN NW ALONG R/W
FT FOR POB, CONT W ALONG R/W 529

LINTON SCOTT ALAN
2833 NW LASSIE BLACK ST
WHITE SPRINGS, FL 32096

2026

13-2S-16-01603-101



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	26	ALM SIDING 100			
Roof Structur		N/A 100			
Roof Cover	14	PREFIN MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	13	LAM/VNLPLK 50			
Interior Floo	14	CARPET 50			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		2 100			
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			03
NEIGHBORHOOD/LOC	13216.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	48,549
UOP	240	25		60	3,153
UST	288	45		130	6,830
TOTALS	1,452			1,114	58,531

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,114	116.5000	95.53	106,420	1989	1989	0	0	0	45.00	55.00

1

MANUF 1

100% - 2025

Heated Area: 924

HX Base Yr 2025

UST

BAS

UOP

BLD DATE

XF DATE

LGL DATE

LAND DATE

04/15/2025

MLU