AKA E1/2 LOT 23 DUDLEY ESTATES
UNR: E1/2 OF NW1/4 OF SW1/4
OF NW1/4. 947-244, 973-1185,

BROWN DOUGLAS
586 SW PATHFINDER GLN
FORT WHITE, FL 32038

2026

13-6S-16-03818-223

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	02	ROLL COMP 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	03	03

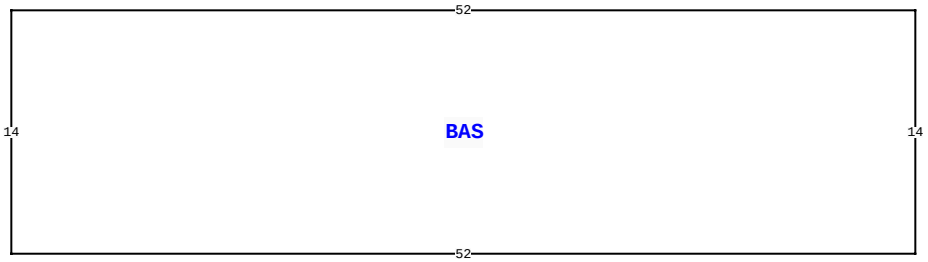
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	13616.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	728	100		728	12,251
TOTALS	728			728	12,251

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	728	70.1100	42.07	30,627	1988	1988	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2019 Heated Area: 728 HX Base Yr 2019



586 SW PATHFINDER GLN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		12,251
TOTAL MARKET OB/XF VALUE		7,050
TOTAL LAND VALUE - MARKET		50,100
TOTAL MARKET VALUE		69,401
SOH/AGL Deduction		35,639
ASSESSED VALUE		33,762
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		8,762
TOTAL JUST VALUE		69,401
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		69,401

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37311	M H	738	10/12/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1367/2392	8/17/2018	WD	U	V	11	100
GRANTOR: FREDDY AYABERRENO						
GRANTEE: DOUGLAS BRON						
1367/2394	8/16/2018	WD	U	V	16	35,000
GRANTOR: DIANA D HERNANDEZ						
GRANTEE: DOUGLAS BRON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S14 E52 N14$.

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,050

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	5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,100							

REVIEW DATE 11/09/2018 BY DF Total Acres: 5.01 Total Land Value: 50,100 Market: 0 Agricultural: 0 Common: 50,100 PRINTED 11/17/2025 BY SYS