BEG 30 FT N OF SW COR OF SE1/4 O
420 FT, E 210 FT, S 420 FT, W 21
ADDN'T CO RD R/W TAKEN 0.11 ACRE

SCOTT DANNY/SCOTT REBECCA
300 NE 512 AVE
OLD TOWN, FL 32680

2025

13-7S-16-04202-002

BUILDING CHARACTERISTICS

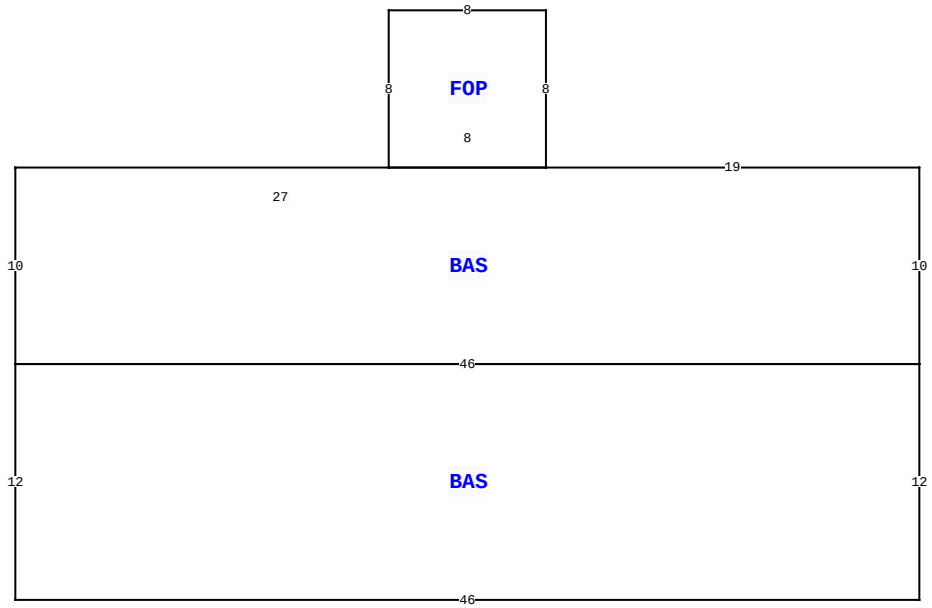
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	13716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	460	100		460	7,504
BAS	552	100		552	9,004
FOP	64	35		22	359
TOTALS	1,076			1,034	16,867

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,034	67.9590	40.78	42,167	1961	1961	0	0	0	60.00	40.00

1 MOBILE HME – 0% - 0 Heated Area: 1012 HX Base Yr



551 SW SHILOH ST, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	16,867
TOTAL MARKET OB/XF VALUE	7,532
TOTAL LAND VALUE - MARKET	26,460
TOTAL MARKET VALUE	50,859
SOH/AGL Deduction	9,086
ASSESSED VALUE	41,773
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	41,773
TOTAL JUST VALUE	50,859
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	41,850

XFOB:1:1: NEWM/FLEETWOOD MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38054	RECONNECT	75	04/30/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1379/2207	3/06/2019	QC	U	I	11	100
GRANTOR: WILLIAN M SMITH II &						
GRANTEE: CLINDEVOR HOLDINGS						
1382/2719	2/25/2019	CD	U	I	21	39,900
GRANTOR: W M II & L S SIMTH &						
GRANTEE: DANNY & REBECCA SCO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 FOP= N8 W8 S8 E8$ W27 S10 BAS= S12 E46 N12 W46$ E46 N10$.

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	0294	SHED WOOD/	0	0	8	12	96.00	UT	7.50	7.50	60	1993	1993	3	60	432	
2	0262	PRCH,FOP	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	100	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,532

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		A-1	0.00	0.00	1.89	AC		1.00	1.00	1.00	14,000.00	14,000.00	26,460							

REVIEW DATE 02/24/2020 BY JB Total Acres: 1.89 Total Land Value: 26,460 Market: 0 Agricultural: 0 Common: 26,460 PRINTED 08/04/2025 BY SYS