E 1/2 OF LOT 24 DUDLEY ESTATES U
RUN S 1321.90 FT FOR POB, CONT S
W 729.51 FT, N 668.16 FT, E 729.

BAKSAY DEZSO J
472 SW PATHFINDER GLN
FORT WHITE, FL 32038

2026

14-6S-16-03818-224

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		5 100
Frame	01	NONE 100
Stories	1.	1. 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	14616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS	0			0	0

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	0	113.0000	111.87	0	2025	2025	0	0	0	2.00	98.00

3 MANUF 2 100% - 2026 Heated Area: 0 HX Base Yr 2020

472 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		0
TOTAL MARKET OB/XF VALUE		9,900
TOTAL LAND VALUE - MARKET		55,600
TOTAL MARKET VALUE		65,500
SOH/AGL Deduction		29,226
ASSESSED VALUE		36,274
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		11,274
TOTAL JUST VALUE		65,500
NCON VALUE		2,800
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		121,538

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051978	Mobile Home		01/03/2025
22604	M H	429	12/15/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1525/1248	10/18/2024	WD	U	I	34	100
GRANTOR: DEAS-BULLARD PROPERTI						
GRANTEE: BAKSAY DEZSO J						
1314/2354	5/11/2016	QC	U	I	12	0
GRANTOR: SHIRLEY BENNETT						
GRANTEE: DEAS-BULLARD PROPER						

BUILDING NOTES

BUILDING DIMENSIONS

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	2008	2008	3	100	100	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	2,800.00	2,800.00	100	2026	2025		100	2,800	

LAND DESCRIPTION

TOTAL OB/XF 9,900

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	5.56	AC		1.00	1.00	1.00	10,000.00	10,000.00	55,600							

REVIEW DATE 03/26/2025 BY JB Total Acres: 5.56 Total Land Value: 55,600 Market: 0 Agricultural: 0 Common: 55,600 PRINTED 11/17/2025 BY SYS