COMM SW COR OF SE1/4 OF NE1/4, R
FOR POB, CONT N 369.48 FT, E 540
FT, W 293.39 FT, N 417.49 FT, W

VELEZ JAVIER A/VELEZ AYDEE
999 SW SHILOH ST
FORT WHITE, FL 32038

2025

14-7S-16-04213-006

BUILDING CHARACTERISTICS

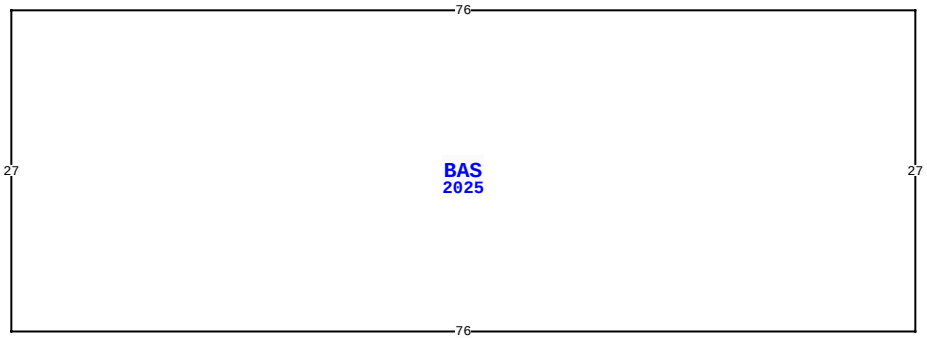
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
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	14716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,052	100	2025	2,052	55,896
TOTALS	2,052			2,052	55,896

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,052	113.5000	68.10	139,741	1995	1995	0	0	0	60.00	40.00

1 MOBILE HME – 0% - 2025 Heated Area: 2052 HX Base Yr



999 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	55,896
TOTAL MARKET OB/XF VALUE	11,160
TOTAL LAND VALUE - MARKET	69,920
TOTAL MARKET VALUE	136,976
SOH/AGL Deduction	21,741
ASSESSED VALUE	115,235
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	115,235
TOTAL JUST VALUE	136,976
NCON VALUE	55,896
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	77,400

SALE:1:1: 7.54 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40937	STORAGE	0	11/24/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1531/2023	1/09/2025	WD	U	I	21	29,100
GRANTOR: FLYING FARMER LLC						
GRANTEE: VELEZ JAVIER A						
1148/2429	4/15/2008	WD	Q	V	01	100
GRANTOR: MARK P SULLIVAN						
GRANTEE: FLYING FARMER LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2025;ORIG=18,19] E76 S27 W76 N27 $
.

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	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
2	0294	SHED WOOD/	0	0	20	18	360.00	UT	11.00	11.00	100	2010	2010	3	100	3,960	
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 11,160

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	7.36	AC		1.00	1.00	1.00	9,500.00	9,500.00	69,920							

REVIEW DATE 02/13/2025 BY TP Total Acres: 7.36 Total Land Value: 69,920 Market: 0 Agricultural: 0 Common: 69,920 PRINTED 07/25/2025 BY SYS