

COMM SE COR, RUN W 642.77 FT,  
N 666.27 FT, W 197.41  
FT FOR POB, CONT W 458.28 FT

MADLEM JON R & CHARLOTTE DEVER/MADLEM CHARLOTTE DE  
171 SW GIDEON PL  
FORT WHITE, FL 32038

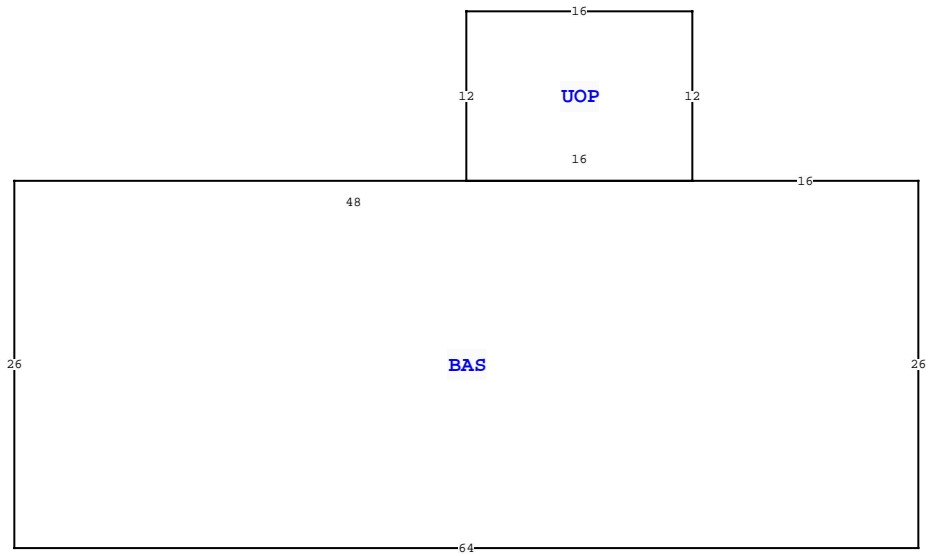
2025

15-7S-16-04226-123



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
05	DRYWALL 100				
14	CARPET 90				
08	SHT VINYL 10				
	N/A 100				
04	AIR DUCTED 100				
	3 100				
	2 100				
1.	1. 100				
01	CONV 100				
	0 100				
02	02 100				
01	01 100				
05	05				
0200	MOBILE HOME				
			02		
	15716.010		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,664	100		1,664	32,539
UOP	192	25		48	939
TOTALS	1,856			1,712	33,477

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,712	98.0100	55.87	95,649	1997	1997	0	0	65.00	35.00		
1 MOBILE HME - 0% - 0													
Heated Area: 1664 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			33,477
TOTAL MARKET OB/XF VALUE			7,200
TOTAL LAND VALUE - MARKET			66,785
TOTAL MARKET VALUE			107,462
SOH/AGL Deduction			25,340
ASSESSED VALUE			82,122
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			82,122
TOTAL JUST VALUE			107,462
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			102,773

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16585	M H	125	02/09/2000
11842	M H	125	11/08/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1233/0096	4/10/2012	WD	U	I	40	63,000
GRANTOR: ROCKY FORD						
GRANTEE: JON R & CHARLOTTE D						
1231/2636	3/06/2012	WD	U	I	12	24,000
GRANTOR: US BANK NATIONAL ASSO						
GRANTEE: ROCKY FORD						

EXTRA FEATURES																
L N	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	0	8	10			5.00	50	1996	1996	3	50	200	
2	9945	Well/Sept	0	0	0	0			7,000.00	100			3	100	7,000	

TOTAL OB/XF														7,200			
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE												
						04/07/2025	MLU										

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W16 UOP= N12 W16 S12 E16\$ W48 S26 E64 N26\$.													

LAND DESCRIPTION														TOTAL OB/XF													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	7.03	AC		1.00	1.00	1.00	9,500.00	9,500.00	66,785										