LOT 11 PALAWAN ESTATES S/D.
645-54, 754-1009, WD 1024-406, W

WILSON CERISSA/ALTIZER CHRISTINA
1528 SW CENTERVILLE AVE
FORT WHITE, FL 32038

2026

17-6S-16-03852-011

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

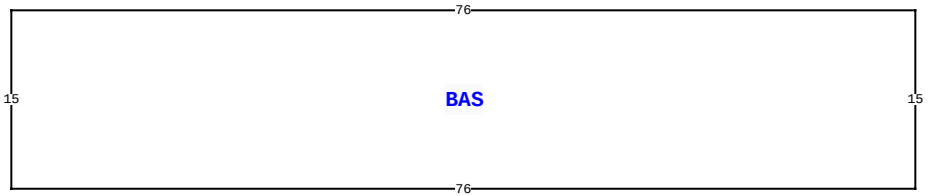
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		3 100
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	17616.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,140	100		1,140	120,184
TOTALS	1,140			1,140	120,184

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	1,140	114.5000	113.36	129,230	2021	2021	0	0	0	7.00	93.00

1 MANUF 2 100% - 2024 Heated Area: 1140 HX Base Yr 2023



VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		120,184
TOTAL MARKET OB/XF VALUE		7,000
TOTAL LAND VALUE - MARKET		13,000
TOTAL MARKET VALUE		140,184
SOH/AGL Deduction		0
ASSESSED VALUE		140,184
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		89,462
TOTAL JUST VALUE		140,184
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		142,768

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40915	M H	0	11/19/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1505/1249	12/28/2023	QC	U	I	11	100
GRANTOR: WILSON CERISSA						
GRANTEE: WILSON CERISSA						
1421/1086	9/16/2020	WD	Q	V	03	20,000
GRANTOR: GLORIA SMITH WOJTASZE						
GRANTEE: CERISSA WILSON & CH						

1528 SW CENTERVILLE AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/08/2022 MLU
INC DATE		AG DATE	

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=25,20] E76 S15 W76 N15 $
.

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	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 7,000

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	1.00	LT		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

REVIEW DATE 12/07/2020 BY JB Total Acres: 0.95 Total Land Value: 13,000 Market: 0 Agricultural: 0 Common: 13,000 PRINTED 11/07/2025 BY SYS