LOT 17 UNIT 1 CEDAR SPRING SHORE
CEDAR SPRING SHORES REPLAT.

YEAGO SHARON L
221 SW LONGHORN TER
FORT WHITE, FL 320238

2026

18-7S-16-04236-007

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

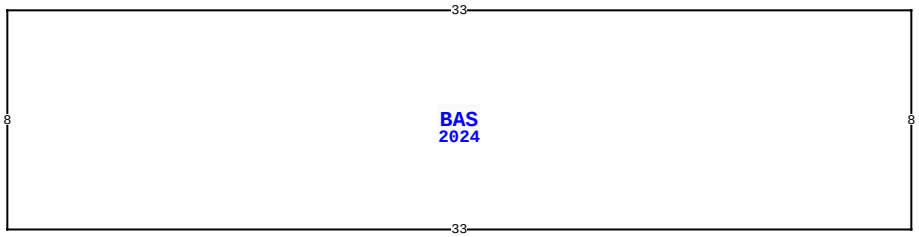
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	02	ROLL COMP 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Frame	00	N/A 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	18716.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	264	100	2024	264	11,604
TOTALS	264			264	11,604

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	264	85.0250	79.92	21,099	2005	2005	0	0	0	45.00	55.00

1 MANUF 1 100% - 2024 Heated Area: 264 HX Base Yr 2024



221 SW LONGHORN TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/26/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		11,604
TOTAL MARKET OB/XF VALUE		7,999
TOTAL LAND VALUE - MARKET		37,500
TOTAL MARKET VALUE		57,103
SOH/AGL Deduction		0
ASSESSED VALUE		57,103
TOTAL EXEMPTION VALUE	HX HB SX	57,103
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		57,103
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		57,103

LAND:1:1: LT 17 & 103

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052762	Remodel	30,000	03/31/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1512/1432	4/08/2024	LE	U	I	14	100
GRANTOR: YEAGO SHARON L (ENH L						
GRANTEE: YEAGO STEPHEN J (RM						
1384/1050	5/09/2019	WD	U	I	12	23,500
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: SHARON L YEAGO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=19,10] E33 S8 W33 N8 $
.

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	100	0	0	3.00	UT	133.00	133.00	100	0	0	3	100	399	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	500	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2023	2022		100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,999

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	2.00	LT		1.00	1.00	0.75	25,000.00	18,750.00	37,500							

REVIEW DATE 05/03/2024 BY JB Total Acres: 2.52 Total Land Value: 37,500 Market: 0 Agricultural: 0 Common: 37,500 PRINTED 11/18/2025 BY SYS