LOTS 17 & 18 CEDAR SPRING
SHORES RE-PLAT. 906-662, DC
1203-1309, CT 1292-1651, WD

LAW CHRISTINA MICHELE
368 SW BURGUNDY LN
FORT WHITE, FL 32038

2026

18-7S-16-04236-093

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

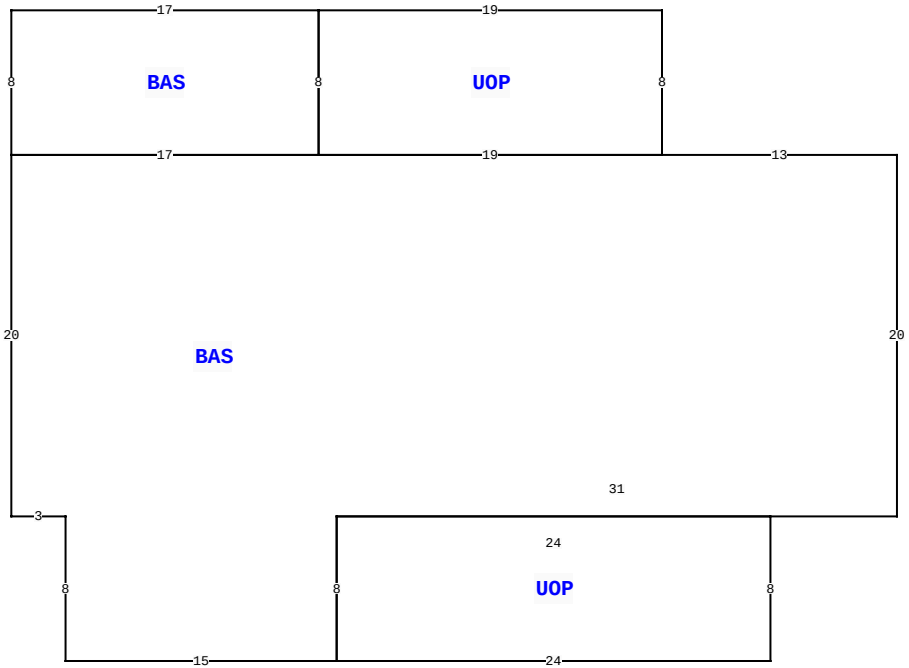
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	03	03
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	136	100		136	8,287
BAS	1,100	100		1,100	67,024
UOP	152	20		30	1,828
UOP	192	20		38	2,315
TOTALS	1,580			1,304	79,454

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,304	83.7000	93.74	122,237	1987	1987	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2019 Heated Area: 1236 HX Base Yr 2019



344 SW BURGUNDY LN, 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		178,875
TOTAL MARKET OB/XF VALUE		8,400
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		237,275
SOH/AGL Deduction		79,273
ASSESSED VALUE		158,002
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		107,280
TOTAL JUST VALUE		237,275
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		237,275

LAND:1:1: 3.52 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1370/1210	8/31/2018	WD	Q	I	01	140,000
GRANTOR: HAROLD & ANN BLAIR						
GRANTEE: CHRISTINA MICHELE L						
1349/2746	12/14/2017	WD	Q	I	01	89,000
GRANTOR: ANDREW B BOYLE						
GRANTEE: HAROLD & ANN BLAIR						

BUILDING NOTES

BUILDING DIMENSIONS

UOP= N8 W19 S8 E19$ BAS= W19BAS= N8 W17 S8 E17$ W17 S20 E3 S8 E15 UOP= E24 N8 W24 S8$N8 E31 N20 W13$.

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	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 8,400

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	1.00	25,000.00	25,000.00	50,000							

REVIEW DATE 07/14/2015 BY TW Total Acres: 3.52 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/20/2025 BY SYS

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Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

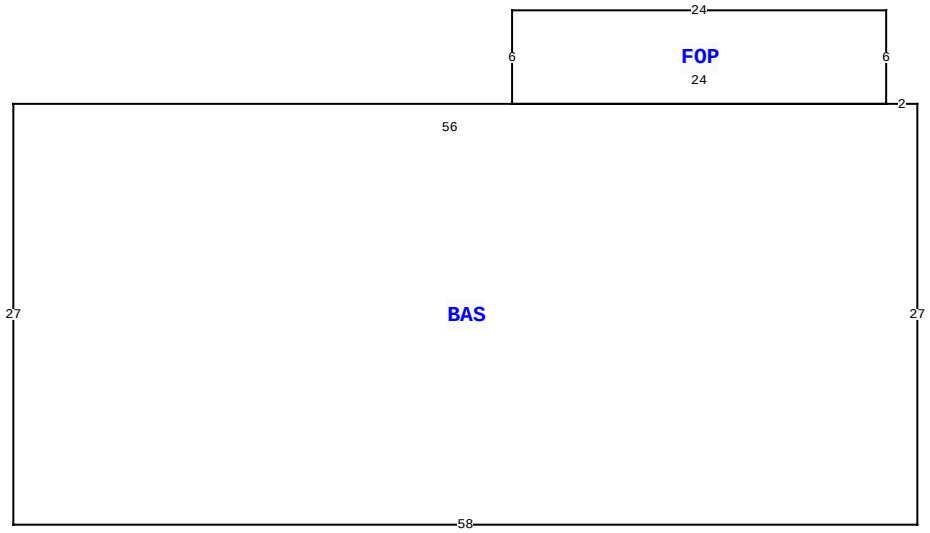
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	18716.010	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,566	100		1,566	96,345
FOP	144	35		50	3,076
TOTALS	1,710			1,616	99,421

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,616	119.0000	111.86	180,766	1999	1999	0	0	0	45.00	55.00

2 MANUF 1 100% - 2019 Heated Area: 1566 HX Base Yr 2019



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GRANTOR: HAROLD & ANN BLAIR						
GRANTEE: CHRISTINA MICHELE L						
1349/2746	12/14/2017	WD	Q	I	01	89,000
GRANTOR: ANDREW B BOYLE						
GRANTEE: HAROLD & ANN BLAIR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W2 FOP= N6 W24 S6 E24$ W56 S27 E58 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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 07/14/2015 BY TW Total Acres: 3.52 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/20/2025 BY SYS