LOT 26 CEDAR SPRING SHORES
REPLAT. ORB 393-222,
DC 941-2432, WD 941-2433,

PARGO MARC/PARGO DORA C
4060 JOEL AMAN RD
PERRY, FL 32347-8927

2026

18-7S-16-04236-101

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9901	AC/XFOB	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

941 SW LONGHORN TER, FORT WHITE

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	9,213
TOTAL LAND VALUE - MARKET	31,250
TOTAL MARKET VALUE	40,463
SOH/AGL Deduction	4,759
ASSESSED VALUE	35,704
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	35,704
TOTAL JUST VALUE	40,463
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	70,848

XFOB:1:1: ALL AMERICAN MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
	Right-of-Way Acce		12/31/2024
000051928	Mobile Home		12/26/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1061/0736	10/03/2005	WD	Q	I		60,000
GRANTOR: CZAJKOWSKI						
GRANTEE: MARC & DORA C PARGO						
0941/2433	9/09/1988	WD	Q	V	03	6,363
GRANTOR: LEWIS ETAL						
GRANTEE: CZAJLOWSKI						

BUILDING NOTES

BUILDING DIMENSIONS

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	0210	GARAGE U	0	0	16	24	1.00	UT	0.00	0.00	100	0	0	3	100	1,013	
2	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	1,200	
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 9,213

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	9901	C	AC/XFOB	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.25	25,000.00	31,250.00	31,250							

REVIEW DATE 03/28/2025 BY JB Total Acres: 2.02 Total Land Value: 31,250 Market: 0 Agricultural: 0 Common: 31,250 PRINTED 11/20/2025 BY SYS