LOT 1 ROLLING PINES S/D.
ORB 801-2393,WD 1189-1928

CREEL DEWITT ANTHONY
885 NW SOPHIE RD
WHITE SPRINGS, FL 32096

2026

19-2S-16-01653-101

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	04	04

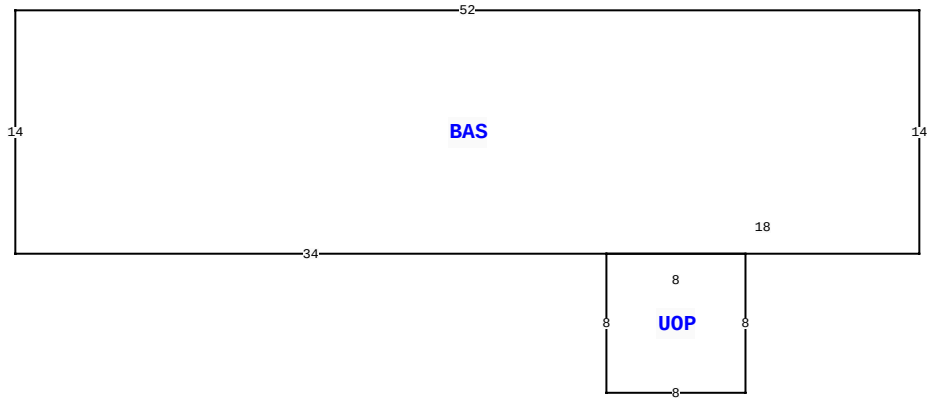
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	19216.010	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	728	100		728	42,836
UOP	64	25		16	942
TOTALS	792			744	43,776

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0101	02	744	106.3050	87.17	64,854	1999	1999	0	0	0	32.50	67.50

1 SFR/MH CON 100% - 2011 Heated Area: 728 HX Base Yr 2011



885 NW SOPHIE DR, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/17/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		43,776
TOTAL MARKET OB/XF VALUE		7,200
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		85,976
SOH/AGL Deduction		44,625
ASSESSED VALUE		41,351
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		16,351
TOTAL JUST VALUE		85,976
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		86,787

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20418	M H	125	02/14/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1189/1928	2/24/2010	WD	Q	I	01	35,000
GRANTOR: ANGELION W JONES (SMI						
GRANTEE: DEWITT ANTHONY CREE						
0801/2393	2/09/1995	WD	U	V	12	9,000
GRANTOR: CATHERINE S PAISLEY						
GRANTEE: ANGELION W JONES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S14 E34 UOP= S8 E8 N8 W8$ E18 N14$.

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	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
2	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 7,200

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 11/16/2022 BY JD Total Acres: 4.10 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/19/2025 BY SYS