LOT 11 EX W 30 FT PARKMEADOW
S/D. ORB 781-2031, 930-1625

SMITH WILLIAM P
765 NW SOPHIE DR
WHITE SPRINGS, FL 32096

**2026**

**19-2S-16-01654-011**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 70 |
| Interior Floo | 08 | SHT VINYL 30 |
| 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 |
| Quality | 05 | 05 |

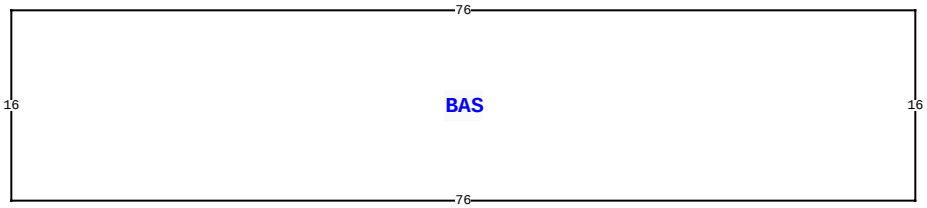
| | | | |
|---|---|---|---|
| DOR CODE | 0200 | MOBILE HOME | |
| MAP NUM | | MKT AREA | 03 |
| NEIGHBORHOOD/LOC | 19216.020 | 1.00/ | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,216 | 100 | | 1,216 | 68,024 |
| TOTALS | 1,216 | | | 1,216 | 68,024 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 1,216 | 113.7000 | 68.22 | 82,956 | 2016 | 2016 | 0 | 0 | 0 | 18.00 | 82.00 |

2 MOBILE HME 100% - 2002 Heated Area: 1216 HX Base Yr 2002




765 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 | | 68,024 |
| TOTAL MARKET OB/XF VALUE | | 12,884 |
| TOTAL LAND VALUE - MARKET | | 35,000 |
| TOTAL MARKET VALUE | | 115,908 |
| SOH/AGL Deduction | | 32,597 |
| ASSESSED VALUE | | 83,311 |
| TOTAL EXEMPTION VALUE | HX HB | 50,722 |
| BASE TAXABLE VALUE | | 32,589 |
| TOTAL JUST VALUE | | 115,908 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 117,567 |

XFOB:1:1: SOUT MH

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 33729 | M H | 325 | 01/29/2016 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0930/1625 | 7/01/2001 | WD | Q | I | | 35,000 |
| GRANTOR: HAYES | | | | | | |
| GRANTEE: SMITH | | | | | | |
| 0781/2031 | 10/15/1993 | WD | Q | V | | 14,500 |
| GRANTOR: LANVIL DICKS | | | | | | |
| GRANTEE: JAMES D HAYES | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W76 S16 E76 N16$.

## 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 | 0031 | BARN,MT AE | 0 | 100 | 24 | 34 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 1,200 | |
| 2 | 0296 | SHED METAL | 0 | 100 | 10 | 46 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 1,500 | |
| 3 | 0252 | LEAN-TO W/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2005 | 2005 | 3 | 100 | 300 | |
| 4 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| 5 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2013 | 2013 | 3 | 100 | 200 | |
| 6 | 0296 | SHED METAL | 0 | 100 | 12 | 26 | 312.00 | UT | 7.00 | 7.00 | 100 | 2016 | 2016 | 3 | 100 | 2,184 | |
| 7 | 0255 | MBL HOME S | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2016 | 2016 | 3 | 100 | 500 | |

## LAND DESCRIPTION

TOTAL OB/XF 12,884

| 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 | 0.50 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 17,500 | | | | | | | |
| 2 | 0000 | C | VAC RES | 100 | | 00 | 0.00 | 0.00 | 0.50 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 17,500 | | | | | | | |

REVIEW DATE 03/14/2018 BY DF Total Acres: 4.44 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 10/06/2025 BY SYS