LOT 49 SASSAFRAS ACRES S/D.

520-391, 558-103, 771-028, 797-2

BLAKE ROY E
571 SW ATLAS DR
FT WHITE, FL 32038

2025

19-7S-17-10024-049

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

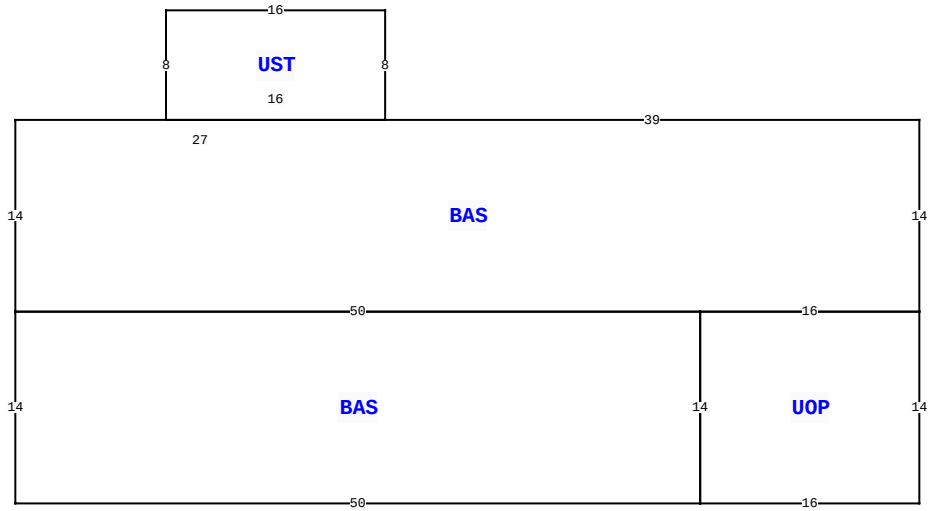
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	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	19717.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	700	100		700	19,639
BAS	924	100		924	25,924
UOP	224	25		56	1,571
UST	128	45		58	1,627
TOTALS	1,976			1,738	48,761

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,738	116.9000	70.14	121,903	1989	1989	0	0	0	60.00	40.00

2 MOBILE HME - 100% - 2005 Heated Area: 1624 HX Base Yr 2005



571 SW ATLAS DR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		48,761
TOTAL MARKET OB/XF VALUE		9,300
TOTAL LAND VALUE - MARKET		20,860
TOTAL MARKET VALUE		78,921
SOH/AGL Deduction		41,013
ASSESSED VALUE		37,908
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		12,908
TOTAL JUST VALUE		78,921
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		64,804

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042773	Solar Power Syste	30,000	09/17/2021
11949	M H	125	12/11/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1030/2821	11/15/2004	WD	Q	I		38,500
GRANTOR: JAMES L & ANITA M SMI						
GRANTEE: ROY E BLAKE						
0797/2033	11/07/1994	WD	Q	I		17,000
GRANTOR: CHARLES GARY PARRISH						
GRANTEE: JAMES L SMITH & ANI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W39 UST= N8 W16 S8 E16$ W27 S14 BAS= S14 E50 N14 W50$ E50 UOP= S14 E16 N14 W16$ E16 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1989	1989	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 9,300

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	1.49	AC		1.00	1.00	1.00	14,000.00	14,000.00	20,860							

REVIEW DATE 12/16/2017 BY BC Total Acres: 1.49 Total Land Value: 20,860 Market: 0 Agricultural: 0 Common: 20,860 PRINTED 08/01/2025 BY SYS