LOT 117 SASSAFRAS ACRES S/D.
ORB 501-596, 721-216,
932-2678, 950-1279.

REGISTER WILLIAM L
19202 NW 151ST AVE
ALACHUA, FL 32615

2026

19-7S-17-10024-117

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN 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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

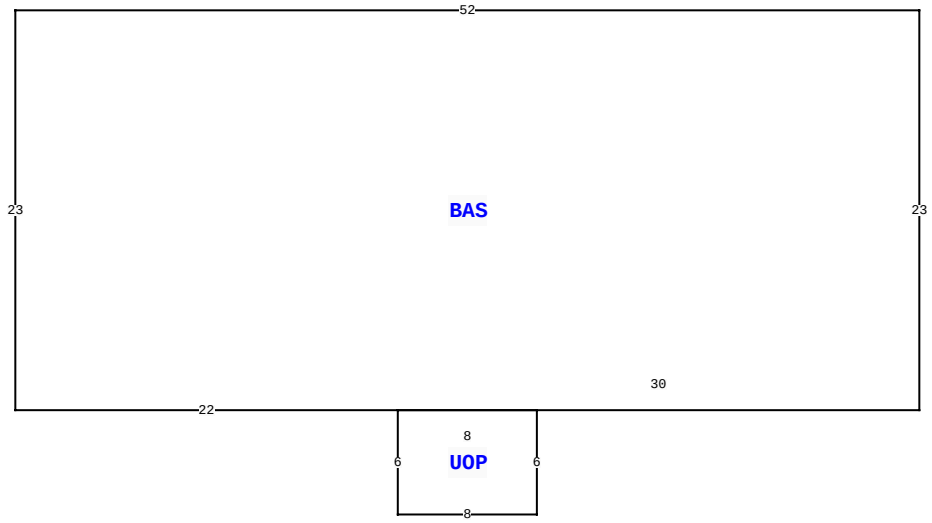
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	19717.010	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100		1,196	33,842
UOP	48	25		12	340
TOTALS	1,244			1,208	34,182

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,208	117.9000	70.74	85,454	1995	1995	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1196 HX Base Yr



428 SW BOBCAT 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	34,182
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	14,280
TOTAL MARKET VALUE	55,462
SOH/AGL Deduction	9,502
ASSESSED VALUE	45,960
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	45,960
TOTAL JUST VALUE	55,462
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	55,462

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26626	M H	584	01/16/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0950/1279	4/05/2002	QC	Q	V	01	1,500
GRANTOR: COLON THOMPSON						
GRANTEE: WILLIAM L REGISTER						
0932/2678	8/10/2001	QC	Q	V	01	100
GRANTOR: M PHELPS						
GRANTEE: COLON THOMPSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S23 E22 UOP= S6 E8 N6 W8$ E30 N23$.

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	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 7,000

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	0		00	0.00	0.00	1.02	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,280							

REVIEW DATE 12/19/2017 BY BC Total Acres: 1.02 Total Land Value: 14,280 Market: 0 Agricultural: 0 Common: 14,280 PRINTED 11/07/2025 BY SYS