COMM SE COR, RUN W 515.46 FT TO
OF US-27, NW'LY ALONG R/W 2055.8
POB, CONT N 26 DEG W ALONG R/W 3

PRITCHARD RODNEY D/PRITCHARD LESLIE
1817 SW US HWY 27
FORT WHITE, FL 32038

2026

19-7S-17-10026-007

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

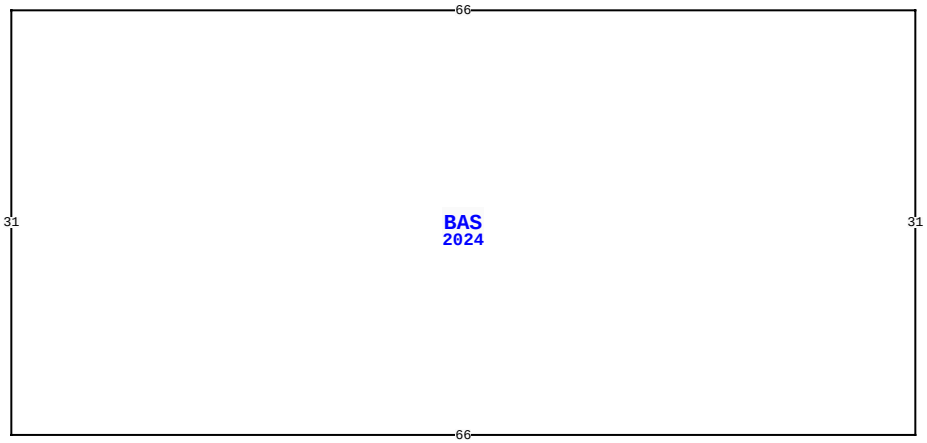
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	19717.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,046	100	2024	2,046	235,436
TOTALS	2,046			2,046	235,436

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0203	02	2,046	114.0000	117.42	240,241	2024	2024	0	0	0	2.00	98.00

2 MANUF 3 100% - 2024 Heated Area: 2046 HX Base Yr 2006



1817 SW US HIGHWAY 27 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/15/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		235,436
TOTAL MARKET OB/XF VALUE		29,900
TOTAL LAND VALUE - MARKET		50,100
TOTAL MARKET VALUE		315,436
SOH/AGL Deduction		23,507
ASSESSED VALUE		291,929
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		241,207
TOTAL JUST VALUE		315,436
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		315,436

LAND:3:1: JOINS 10026-016

LAND:2:1: BLUEBERRIES JOINS 10026.016

XFOB:1:1: CONC MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047995	Storage Building	15,822	08/25/2023
000047702	Mobile Home		07/19/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1279/2640	8/14/2014	QC	U	I	16	56,000
GRANTOR: RODNEY & LESLIE PRITC						
GRANTEE: RODNEY D & LESLIE P						
1065/2555	10/24/2005	WD	Q	I		130,600
GRANTOR: CHRISTOPHER BURNS						
GRANTEE: PRITCHARD & STONESI						

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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	800	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	6,500	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
6	0030	BARN,MT	0	100	24	40	960.00	UT	15.00	15.00	100	2024	2023		100	14,400	

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=17,8] E66 S31 W66 N31 $
.

LAND DESCRIPTION

TOTAL OB/XF 29,900

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	5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,100							

REVIEW DATE 12/06/2023 BY JB Total Acres: 5.01 Total Land Value: 50,100 Market: 0 Agricultural: 0 Common: 50,100 PRINTED 11/18/2025 BY SYS