LOT 43 DAVIS S/D.

708-614, 820-62, WD 1019-551, WD

PONS MAYTE
9055 SW 156TH ST
SUMMERFIELD, FL 34491

2025

20-2S-16-01657-043

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

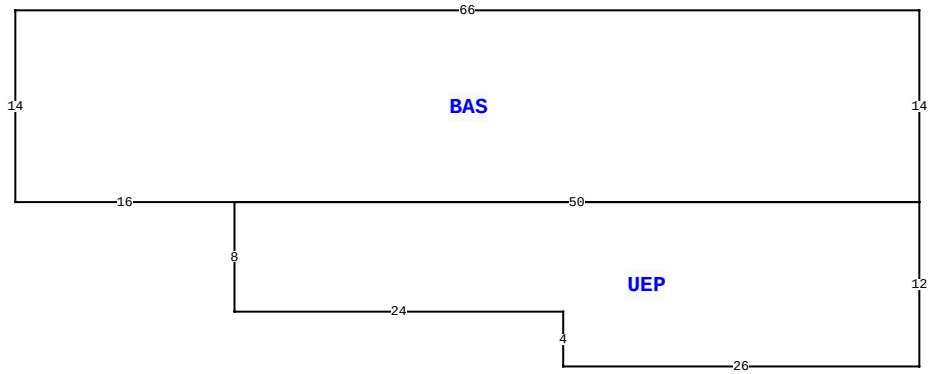
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 03
NEIGHBORHOOD/LOC	20216.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	25,702
UEP	504	70		353	9,819
TOTALS	1,428			1,277	35,521

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,277	115.9000	69.54	88,803	1999	1999	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2006 Heated Area: 924 HX Base Yr 2006



272 NW CAESAR CT, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/17/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		35,521
TOTAL MARKET OB/XF VALUE		8,500
TOTAL LAND VALUE - MARKET		12,580
TOTAL MARKET VALUE		56,601
SOH/AGL Deduction		19,861
ASSESSED VALUE		36,740
TOTAL EXEMPTION VALUE	HX HB SX	36,740
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		56,601
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		47,793

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14374	M H	125	08/07/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1544/2669	7/18/2025	WD	U	I	35	76,500
GRANTOR: PETERSON PATRICIA A						
GRANTEE: PONS MAYTE						
1067/2475	12/09/2005	WD	Q	I		57,500
GRANTOR: KARL W WATSON						
GRANTEE: ROGER AND PATRICIA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W66 S14 E16 E50 N14 $
UEP=[ORIG=-50,14] S8 E24 S4 E26 N12 W50 $
.

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 8,500

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	1.85	AC		1.00	1.00	0.80	8,500.00	6,800.00	12,580							

REVIEW DATE 08/01/2025 BY TP Total Acres: 1.85 Total Land Value: 12,580 Market: 0 Agricultural: 0 Common: 12,580 PRINTED 08/19/2025 BY SYS