

ASH MELISSA
202 SW LENVIL LN
FORT WHITE, FL 32038

2026

20-5S-16-03667-021

BUILDING CHARACTERISTICS

ELEMENT CD

Exterior Wall

03

BELOW AVG. 100

Roof Structure

03

GABLE/HIP 100

Roof Cover

01

MINIMUM 100

Interior Wall

05

DRYWALL 100

Interior Floor

14

CARPET 90

Interior Floor

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

Architectural Units

01

CONV 100
0 100

Condition Adj

01

01 100

Kitchen Adjus

01

01 100

Quality

02

02

DOR CODE

0202

MOBILE HOME/M HOME

MAP NUM

MKT AREA

02

NEIGHBORHOOD/LOC

20516.00

1.00/

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,152

100

1,152

17,464

UOP

96

25

24

364

USP

288

35

101

1,531

TOTALS

1,536

1,277

19,359

EXTRA FEATURES

L N

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

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

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

0.47

AC

1.00

1.00

1.00

14,000.00

14,000.00

6,580

2 0200

C

MBL HM

0

A-1

0.00

0.00

0.66

AC

1.00

1.00

1.00

14,000.00

14,000.00

9,240

REVIEW DATE

06/06/2023

BY

JB

Total Acres:

1.13

Total Land Value:

15,820

Market:

0

Agricultural:

0

Common:

15,820

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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

63.1720

37.90

48,398

1984

1984

0

0

60.00

40.00

1 MOBILE HME

0%

- 2023

Heated Area: 1152

HX Base Yr

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/07/2025

MLU

TOTAL OB/XF

0

COLUMBIA COUNTY PROPERTY

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3

VALUATION SUMMARY

VALUATION BY

Tax Group: 3

Tax Dist:

STANDARD

BUILDING MARKET VALUE

19,359

TOTAL MARKET OB/XF VALUE

0

TOTAL LAND VALUE - MARKET

15,820

TOTAL MARKET VALUE

35,179

SOH/AGL Deduction

1,513

ASSESSED VALUE

33,666

TOTAL EXEMPTION VALUE

0

BASE TAXABLE VALUE

33,666

TOTAL JUST VALUE

35,179

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

35,179

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QUANTITY

VOLUME

RSN CD

SALE PRICE

1532/828

1/27/2025

WD U

I

11

100

GRANTOR: KELM MARK

GRANTEE: ASH MELISSA

BUILDING NOTES

BAS= W24 UOP= N8 W12 S8 E12\$W24 S24 E16 USP= S12 E24 N12 W24\$ E32 N24\$.