

BEG NE COR OF S1/2 OF GOV'T LOT
271.10 FT, RUN S 43 DG W 1120.26
R/W CR-138, RUN NW'RLY ALONG R/W

MCQUAIG TRACY DELL/MCQUAIG KAREN
6085 SW COUNTY RD 138
FORT WHITE, FL 32038

2026

20-7S-16-04264-001



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	03	BELOW AVG. 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	04	PLYWOOD 100			
Interior Floor	14	CARPET 90			
Interior Floor	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			
Architectural Units	01	CONV 100			
Condition Adj	02	0 100			
Kitchen Adjus	01	02 100			
		01 100			
Quality	05	05			
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA			02
NEIGHBORHOOD/LOC	20716.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	25,109
USP	300	35		105	2,288
UST	60	45		27	588
TOTALS	1,512			1,284	27,986

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,284	90.8100	54.49	69,965	1978	1978	0	0	0 60.00	40.00

1 MOBILE HME 100% - 2004

Heated Area: 1152

HX Base Yr 2004

UST

12

5

12

USP

25

12

25

BAS

18

5

25

24

48

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

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