LOT 18 COLUMBIA CITY HOMESITES U

859-317, PB 1109-1126, WD 1109-2

CALL JAMES
10158 SW SR 47
FORT WHITE, FL 32038

2026

22-5S-16-03693-118

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 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

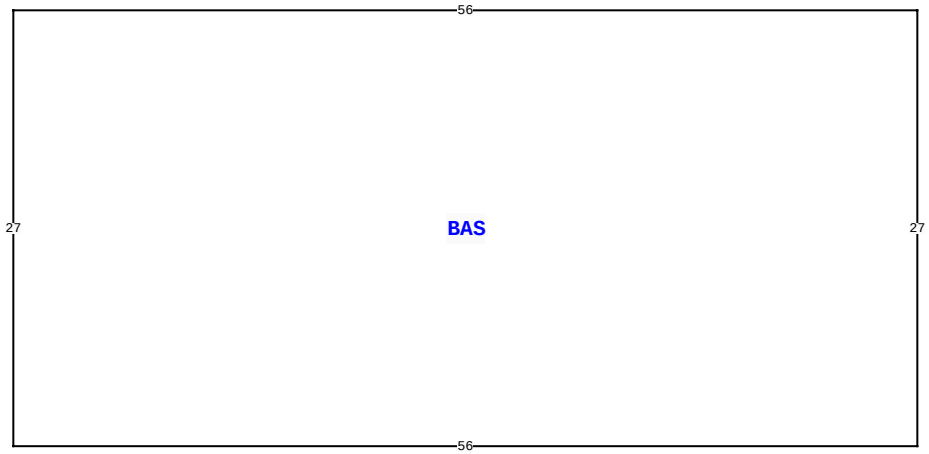
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	22516.010 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	144,082
TOTALS	1,512			1,512	144,082

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,512	113.9000	107.07	161,890	2019	2019	0	0	0	11.00	89.00

1 MANUF 1 100% - 2009 Heated Area: 1512 HX Base Yr 2009



10158 SW STATE ROAD 47 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		144,082
TOTAL MARKET OB/XF VALUE		7,600
TOTAL LAND VALUE - MARKET		9,500
TOTAL MARKET VALUE		161,182
SOH/AGL Deduction		66,987
ASSESSED VALUE		94,195
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		43,473
TOTAL JUST VALUE		161,182
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		164,420

PRMT:1:1: ROBINSON

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37781	M H	375	02/21/2019
17941	M H	125	02/13/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1164/2181	10/23/2008	WD	Q	I	01	100
GRANTOR: FRIER FINANCE INC						
GRANTEE: JAMES CALL						
1161/0625	10/23/2008	WD	Q	I		39,000
GRANTOR: FRIER FINANCE INC						
GRANTEE: JAMES CALL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S27 E56 N27$.

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	2019	2019	3	100	600	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,600

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	9,500.00	9,500.00	9,500							

REVIEW DATE 10/29/2019 BY BC Total Acres: 0.50 Total Land Value: 9,500 Market: 0 Agricultural: 0 Common: 9,500 PRINTED 11/21/2025 BY SYS