E1/2 OF N1/2 OF W1/2 OF NW1/4 OF

807-824 & 816-1544, 816-1546, 81

BOWERS ALONZA W SR
458 SW CLAYTON LN
FORT WHITE, FL 32038

2026

23-7S-16-04298-012

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

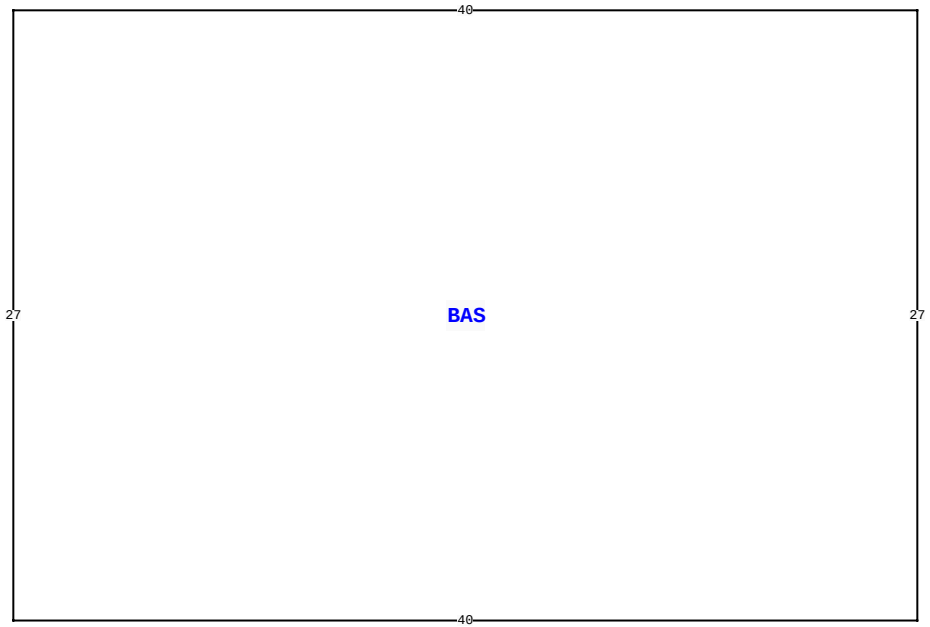
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		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	23716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100		1,080	63,374
TOTALS	1,080			1,080	63,374

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,080	113.5000	106.69	115,225	2002	2002	0	0	0	45.00	55.00

1 MANUF 1 100% - 2022 Heated Area: 1080 HX Base Yr 2022



181 SW SIERRA CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		63,374
TOTAL MARKET OB/XF VALUE		8,800
TOTAL LAND VALUE - MARKET		50,100
TOTAL MARKET VALUE		122,274
SOH/AGL Deduction		29,623
ASSESSED VALUE		92,651
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		41,929
TOTAL JUST VALUE		122,274
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		122,274

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29788	M H	607	12/02/2011
11867	M H	125	11/15/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1439/7	4/29/2021	WD	U	I	11	100
GRANTOR: FLYING FARMER LLC						
GRANTEE: BOWERS ALONZA W SR						
1148/2437	4/17/2008	WD	Q	V	01	100
GRANTOR: MARK P SULLIVAN						
GRANTEE: FLYING FARMER LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=-337,348] E40 S27 W40 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	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	400	
2	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	
5	0296	SHED METAL	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2022	2021		100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 8,800

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 07/16/2021 BY JB Total Acres: 5.01 Total Land Value: 50,100 Market: 0 Agricultural: 0 Common: 50,100 PRINTED 10/03/2025 BY SYS