

(AKA PART OF LOT 7 CUMORAH HILLS
COMM SE COR OF SEC, W 730.43 FT,
E 60.86 FT FOR POB W 348.99 FT,

SHEPPARD DEVON/MOYER JESSICA
596 SW CLIFFORD DR
FORT WHITE, FL 32038

2026

24-6S-16-03934-127



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	11 BD/BTN AVG 90
Exterior Wall	12 CEDAR 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 90
Roof Cover	01 MINIMUM 10
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	4 100
Bathrooms	2 100
Stories	1. 1. 100
Architectual	01 CONV 100
Units	0 100

Quality 05 05

DOR CODE 0201 MODULAR HOME

MAP NUM MKT AREA 02

NEIGHBORHOOD/LOC 24616.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	220,858
TOTALS	2,280			2,280	220,858

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
1	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	100	
2	9947	Septic	0 100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
3	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	1.00	LT		1.00	1.00	0.40	50,000.00	20,000.00	20,000							

REVIEW DATE 02/08/2019 BY DF

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0210	02	2,280	118.3000	108.84	248,155	2019	2019	0	0	0	11.00	89.00
2 MODULAR 1		100% - 2020		Heated Area: 2280				HX Base Yr 2020				
76 30 30 76 BAS												
BLD DATE							LGL DATE					