LOT 14 RUM ISLAND WOODS S/D.
ORB 574-439, 645-127,
WD 1070-999 THRU 1002, WD 1108

MILLER ROBERT WHITTON
282 SW LIGHTWOOD PL
FT WHITE, FL 32038

**2026**

**24-7S-16-04313-016**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 03 | BELOW AVG. 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 01 | MINIMUM 100 |
| Interior Wall | 04 | PLYWOOD 100 |
| Interior Floo | 08 | SHT VINYL 50 |
| Interior Floo | 14 | CARPET 50 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 2 100 |
| Bathrooms | | 1 100 |
| Stories | 1. | 1. 100 |
| Architectual | 01 | CONV 100 |
| Units | | 0 100 |
| Quality | 03 | 03 |

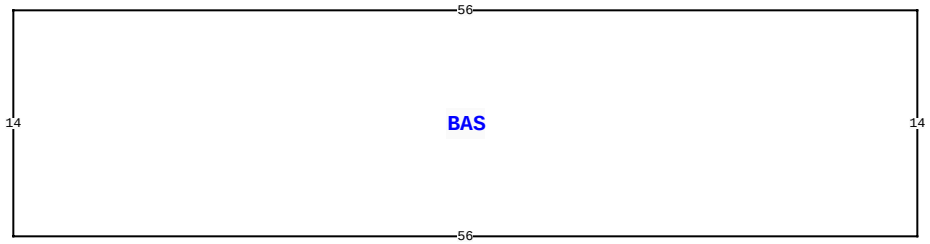
| | | | |
|---|---|---|---|
| DOR CODE | 0200 | MOBILE HOME | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 24716.010 1.00/ | | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 784 | 100 | | 784 | 15,156 |
| TOTALS | 784 | | | 784 | 15,156 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 784 | 80.5500 | 48.33 | 37,891 | 1992 | 1992 | 0 | 0 | 0 | 60.00 | 40.00 |

1 MOBILE HME 100% - 2008 Heated Area: 784 HX Base Yr 2008




282 SW LIGHTWOOD PL, 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 | | 15,156 |
| TOTAL MARKET OB/XF VALUE | | 12,880 |
| TOTAL LAND VALUE - MARKET | | 40,000 |
| TOTAL MARKET VALUE | | 68,036 |
| SOH/AGL Deduction | | 37,280 |
| ASSESSED VALUE | | 30,756 |
| TOTAL EXEMPTION VALUE | HX HB | 25,000 |
| BASE TAXABLE VALUE | | 5,756 |
| TOTAL JUST VALUE | | 68,036 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 68,036 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 25893 | M H | 364 | 06/07/2007 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1108/0345 | 1/12/2007 | WD | U | V | 09 | 60,000 |
| GRANTOR: EARL MARTIN | | | | | | |
| GRANTEE: ROBERT WHITTON MILL | | | | | | |
| 1070/1002 | 12/29/2005 | WD | U | V | 09 | 40,000 |
| GRANTOR: TERRY GRIFFIN | | | | | | |
| GRANTEE: EARL MARTIN | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W56 S14 E56 N14$.

## 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 | 12 | 20 | 240.00 | UT | 12.00 | 12.00 | 100 | 2007 | 2007 | 3 | 100 | 2,880 | |
| 2 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| 3 | 9947 | Septic | 0 | 100 | 0 | 0 | 1.00 | UT | 3,000.00 | 3,000.00 | 100 | | | 3 | 100 | 3,000 | |

## LAND DESCRIPTION

TOTAL OB/XF 12,880

| 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 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 40,000.00 | 40,000.00 | 40,000 | | | | | | | |

REVIEW DATE 07/13/2015 BY DF Total Acres: 4.03 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/18/2025 BY SYS