LOT 2 FAIRVIEW ESTATES S/D.
ORB 471-720, 682-485, 621-431,
752-781, 757-285,

READ WHITNEY B/READ AMY L
406 SW NORMANDY DR
FT WHITE, FL 32038

2026

26-7S-16-04323-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

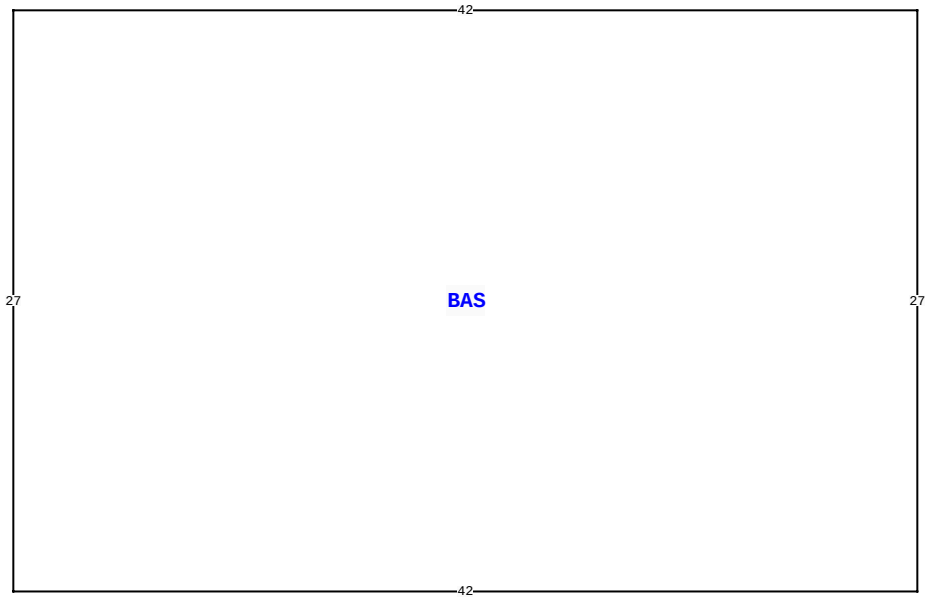
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	26716.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,134	100		1,134	30,999
TOTALS	1,134			1,134	30,999

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,134	113.9000	68.34	77,498	1998	1998	0	0	0	60.00	40.00

2 MOBILE HME 100% - 1998 Heated Area: 1134 HX Base Yr 1998



406 SW NORMANDY DR, 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		30,999
TOTAL MARKET OB/XF VALUE		11,564
TOTAL LAND VALUE - MARKET		25,000
TOTAL MARKET VALUE		67,563
SOH/AGL Deduction		23,246
ASSESSED VALUE		44,317
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		19,317
TOTAL JUST VALUE		67,563
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		67,563

BLDG:2:1: KING MH (RP'D-WHINTEY/AMY READ)
SALE:2:1: $.60 STAMPS
BLDG:1:1: SUMMERVILLE MH (RP'D-AMY LAMB:MAIDEN NAM
LAND:1:1: 1.29 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13890	M H	125	04/13/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0757/0285	2/21/1992	WD	U	V	12	8,000
GRANTOR: HOUSTON MEANS						
GRANTEE: WHITNEY B READ						
0752/0781	10/24/1991	QC	Q	V	01	0
GRANTOR: TERRI SANDS						
GRANTEE: HOUSTON MEANS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 S27 E42 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	200	
2	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	800	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	18	18	324.00	UT	11.00	11.00	100	2010	2010	3	100	3,564	

LAND DESCRIPTION

TOTAL OB/XF 11,564

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	25,000.00	25,000.00	25,000							

REVIEW DATE 07/22/2015 BY TW Total Acres: 1.12 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 11/19/2025 BY SYS