

LOT 3 FAIRVIEW ESTATES S/D.
632-500, 755-892, 829-2235, WD
1148-2423, WD 1338-894,

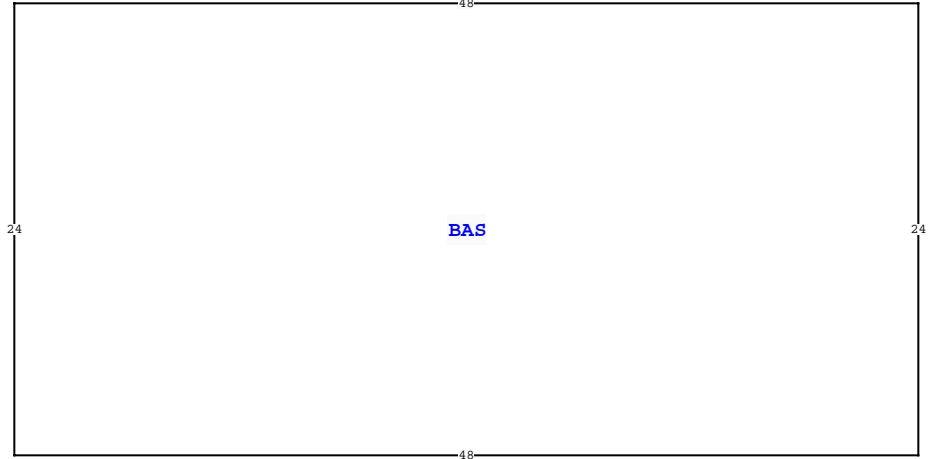
READ DALLAS L
446 SW NORMANDY DR
FORT WHITE, FL 32038

2026

26-7S-16-04323-003


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	70
Interior Floo	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual Units	01	CONV	100
		0	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
BAS	1,152	100	
TOTALS	1,152		31,436

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2018								
				Heated Area:	1152			HX Base Yr	2018		



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			31,436
TOTAL MARKET OB/XF VALUE			12,550
TOTAL LAND VALUE - MARKET			25,000
TOTAL MARKET VALUE			68,986
SOH/AGL Deduction			25,619
ASSESSED VALUE			43,367
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			18,367
TOTAL JUST VALUE			68,986
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			69,286
LAND:1:1: 1.29 AC.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047375	Electrical Servic	0	06/02/2023
000041796	Electrical Servic	0	04/26/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1338/0894	2/27/2017	WD	Q	I	01	13,500
GRANTOR: FLYING FARMER LLC						
GRANTEE: DALLAS L READ						
1148/2423	4/15/2008	WD	Q	V	01	100
GRANTOR: MARK SULLIVAN						
GRANTEE: FLYING FARMER LLC						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0261	PRCH, UOP	0	100	0	0	UT	0.00	0.00	100	2010
2	0166	CONC, PAVMT	0	100	0	0	UT	0.00	0.00	100	2010
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100	
4	0252	LEAN-TO W/	0	100	0	0	UT	0.00	0.00	100	2010
5	0104	GENERATOR	0	100	0	0	UT	6,000.00	6,000.00	100	2024

TOTAL OB/XF											
12,550											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	LT	1.00

BUILDING NOTES						
446 SW NORMANDY DR, FORT WHITE						
BLD DATE						
XF DATE						
INC DATE						
LGL DATE						
LAND DATE						
AG DATE						
05/14/2024 MLU						

BUILDING DIMENSIONS											
BAS= W48 S24 E48 N24\$.											

LAND DESCRIPTION												TOTAL OB/XF											
												12,550											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% 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							