LOT 23 FAIRVIEW ESTATES S/D.
643-281, 828-1473, WD 1077-41, W

DOSE HAZEL/CALERO JOSE
422 SW NANTUCKET PL
FORT WHITE, FL 32038

2026

26-7S-16-04323-023

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 100
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

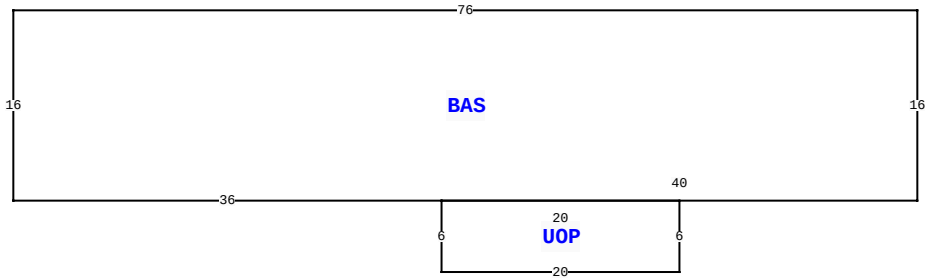
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 26716.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100		1,216	71,669
UOP	120	25		30	1,768
TOTALS	1,336			1,246	73,437

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,246	114.0000	107.16	133,521	1996	1996	0	0	0	45.00	55.00

1 MANUF 1 0% - 2023 Heated Area: 1216 HX Base Yr



422 SW NANTUCKETT 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	73,437
TOTAL MARKET OB/XF VALUE	7,200
TOTAL LAND VALUE - MARKET	25,000
TOTAL MARKET VALUE	105,637
SOH/AGL Deduction	0
ASSESSED VALUE	105,637
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	105,637
TOTAL JUST VALUE	105,637
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	105,637

PRMT:1:1: LOT 23/KERHLI MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11690	M H	125	09/25/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1468/2704	6/02/2022	WD	Q	I	01	100,000
GRANTOR: MARTIN EARL						
GRANTEE: DOSE HAZEL						
1338/0512	6/01/2017	WD	Q	I	01	41,000
GRANTOR: CHRISTIE HODGE						
GRANTEE: EARL & MATTIE MARTI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S16 E36 UOP= S6 E20 N6 W20$ E40 N16$.

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	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,200

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	0		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: 1.41 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 10/02/2025 BY SYS