

LOT 17A ROLLING ACRES ADDITION D
COMM AT SE COR OF LOT 15, RUN E
TO NW COR OF LOT 17, E 164.09 FT

SOTO SAMUEL/SOTO MYRNA
P O BOX 52
FORT WHITE, FL 32038

2026

29-6S-16-03970-020



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 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		02
NEIGHBORHOOD/LOC	29616.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,357	100		1,357	82,718
FCP	598	25		150	9,144
UEP	288	70		202	12,313
UOP	80	25		20	1,219
UOP	312	25		78	4,755

TOTALS	2,635			1,807	110,148
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0166	CONC, PAVMT	0	0	23	26	598.00	UT	2.50	2.50	
2	0169	FENCE/WOOD	0	0	50	8	400.00	UT	10.00	10.00	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	
4	0040	BARN, POLE	0	0	10	24	240.00	UT	2.50	2.50	
5	0294	SHED WOOD/	0	0	8	11	88.00	UT	9.00	9.00	
6	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	
7	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	
8	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	
9	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSD
1	0200	C	MBL HM	0			0.00	0.00	1.00	AC	1.00

REVIEW DATE 04/18/2022 BY JB

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0201	02	1,807	117.9000	110.83	200,270	1999	1999	0	0	0	45.00	55.00	
1 MANUF 1 0% - 0													
Heated Area: 1357 HX Base Yr													

207 SW NEWPORT PL, FORT WHITE	BLD DATE	LGL DATE	04/07/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	0166	CONC, PAVMT	0	0	23	26	598.00	UT	2.50	2.50	100	2005	2005	3	100	1,495	
2	0169	FENCE/WOOD	0	0	50	8	400.00	UT	10.00	10.00	100	2005	2005	3	100	4,000	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN, POLE	0	0	10	24	240.00	UT	2.50	2.50	100	2005	2005	3	100	600	
5	0294	SHED WOOD/	0	0	8	11	88.00	UT	9.00	9.00	100	2005	2005	3	100	792	
6	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	100	
7	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	100	
8	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	
9	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	

TOTAL OB/XF	15,087
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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	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,000							

Market: 0 Agricultural: 0 Common: 14,000

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		110,148			
TOTAL MARKET OB/XF VALUE		15,087			
TOTAL LAND VALUE - MARKET		14,000			
TOTAL MARKET VALUE		139,235			
SOH/AGL Deduction		25,109			
ASSESSED VALUE		114,126			
TOTAL EXEMPTION VALUE		0			
BASE TAXABLE VALUE		114,126			
TOTAL JUST VALUE		139,235			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		139,235			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044165	Electrical Servic	0	04/12/2022

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1084/0214	5/05/2006	WD U	I	09		12,000	
GRANTOR: ELIAS SOTO							
GRANTEE: SAMUEL & MYRNA SOTO							
0807/1979	7/06/1995	WD Q	V			11,500	
GRANTOR: RAY & MARY ENGESSER							
GRANTEE: ELIAS SOTO							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W17 UOP= N8 W10 S8 E10\$ W18 S23 E59 FCP= E26 N23 UOP= N12 W26 S12 E26\$ W26 S23\$ N23 UEP= N12 W24 S12 E24\$ W24\$.											

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