LOT 41 SASSAFRAS ACRES S/D.

532-372, 766-779, TD 1014-2363,

BURMEISTER BRADLEY F
351 SW RACCOON WAY
FORT WHITE, FL 32038

2026

30-7S-17-10068-041

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR 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		4 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

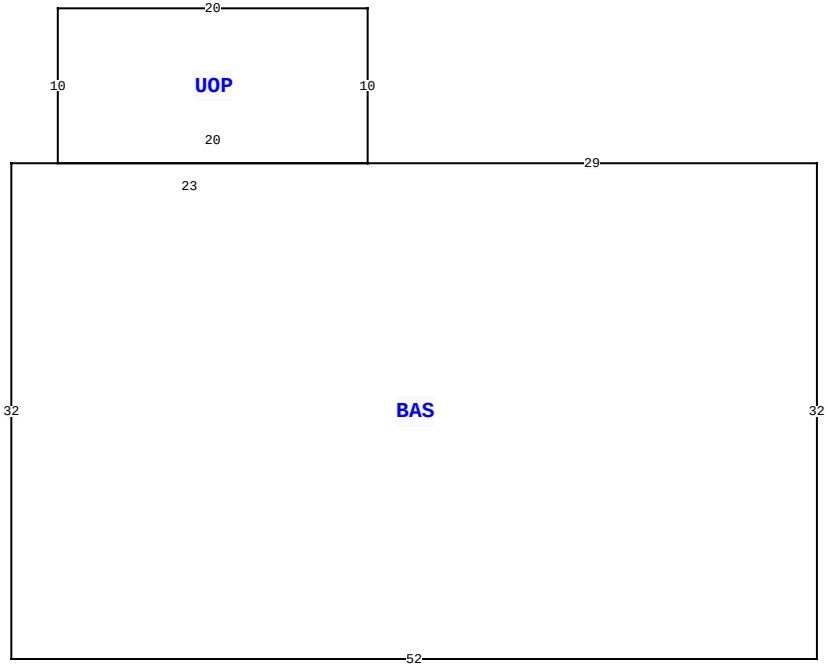
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	30717.040	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,664	100		1,664	161,351
UOP	200	25		50	4,849
TOTALS	1,864			1,714	166,199

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,714	115.9000	108.95	186,740	2019	2019	0	0	0	11.00	89.00

1 MANUF 1 100% - 2022 Heated Area: 1664 HX Base Yr 2022



351 SW RACCOON WAY, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/05/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		166,199
TOTAL MARKET OB/XF VALUE		7,400
TOTAL LAND VALUE - MARKET		28,900
TOTAL MARKET VALUE		202,499
SOH/AGL Deduction		46,007
ASSESSED VALUE		156,492
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		105,770
TOTAL JUST VALUE		202,499
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		206,233

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051326	Roof Replacement	9,000	10/31/2024
38815	M H	0	10/25/2019
28094	M H	348	09/23/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1186/1290	12/23/2009	WD	U	V	11	0
GRANTOR: CLAUDE & NOEL BURMEIS						
GRANTEE: BRADLEY F BURMEISTE						
1184/2712	11/18/2009	WD	U	V	11	100
GRANTOR: CLAUDE & NOEL BURMEIS						
GRANTEE: BRADLEY F BURMEISTE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W29 UOP= N10 W20 S10 E20$ W23 S32 E52 N32$.

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	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,400

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	3.40	AC		1.00	1.00	1.00	8,500.00	8,500.00	28,900							

REVIEW DATE 12/17/2024 BY JS Total Acres: 3.40 Total Land Value: 28,900 Market: 0 Agricultural: 0 Common: 28,900 PRINTED 10/27/2025 BY SYS