

LOT 8 FRY ACRES S/D.

793-299, 819-059, 863-16, DC

O'QUINN CLAYTON S/O'QUINN JUDY L
190 SW EVERGREEN CT
FORT WHITE, FL 32038

2026

31-6S-16-04009-108



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 0200MOBILE HOME

MAP NUM MKT AREA 02

NEIGHBORHOOD/LOC 31616.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100		1,728	47,237
FGR	696	55		383	10,470
FSP	88	40		35	957
FSP	96	40		38	1,039

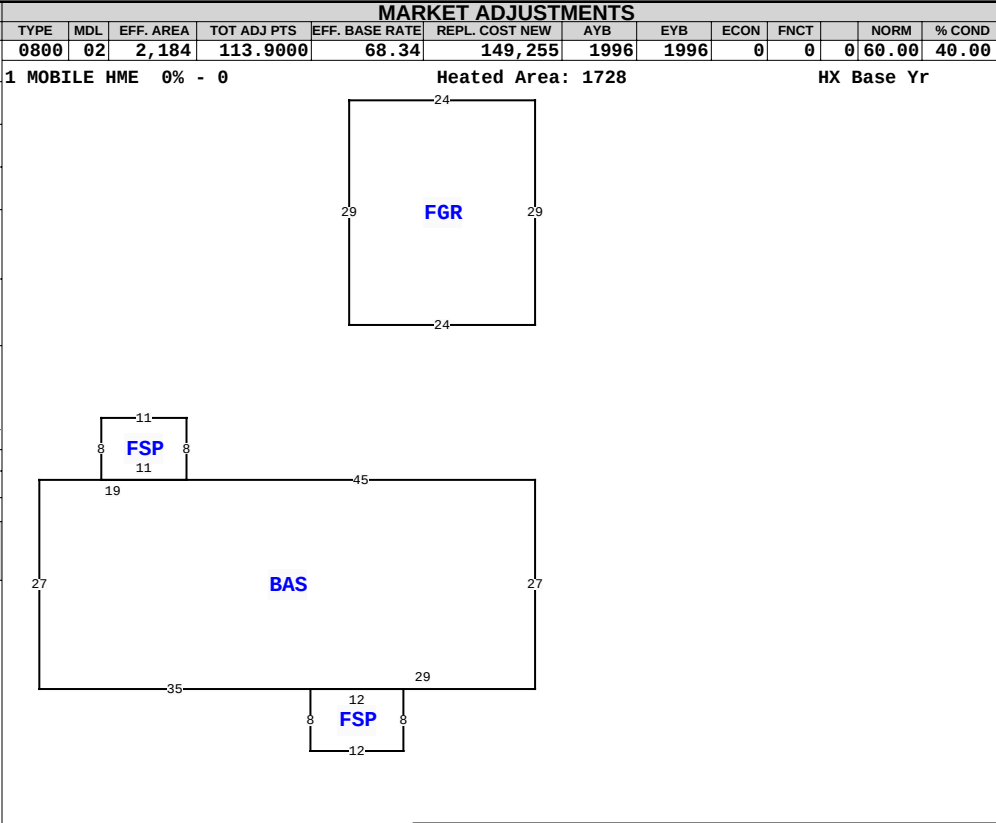
TOTALS 2,608 2,184 59,702

EXTRA FEATURES

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1996	1996	3	100	1,200	
2	0166	CONC, PAVMT	0	0	0	0	435.00	UT	1.50	1.50	100	1996	1996	3	100	653	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	0	10	20	200.00	UT	7.50	7.50	70	1996	1996	3	70	1,050	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	17,000.00	17,000.00	17,000							



135 SW EVERGREEN CT, FORT WHITE

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

TOTAL OB/XF 9,903

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	17,000.00	17,000.00	17,000							

COLUMBIA COUNTY PROPERTY																		PAGE 1 of 1						3
VALUATION SUMMARY																								
VALUATION BY																		STANDARD						
Tax Group: 3																		Tax Dist:						
BUILDING MARKET VALUE																		59,702						
TOTAL MARKET OB/XF VALUE																		9,903						
TOTAL LAND VALUE - MARKET																		17,000						
TOTAL MARKET VALUE																		86,605						
SOH/AGL Deduction																		5,938						
ASSESSED VALUE																		80,667						
TOTAL EXEMPTION VALUE																		0						
BASE TAXABLE VALUE																		80,667						
TOTAL JUST VALUE																		86,605						
NCON VALUE																		0						
INCOME VALUE																								
PREVIOUS YEAR MKT VALUE																		86,605						

BUILDING NOTES

BUILDING DIMENSIONS																								
BAS= W45 FSP= N8 W11 S8 E11\$W19 S27 E35 FSP= S8 E12 N8 W12\$ E29 N27\$ PTR= N20 FGR= N29 W24 S29 E24\$ S20\$.																								