S1/2 OF NW1/4 OF SW1/4 OF NW1/4.
846-2366,2368, 853-2121,2124, 86

SACKETT GARY G
PO BOX 736
FORT WHITE, FL 32038

2026

31-6S-16-04010-006

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

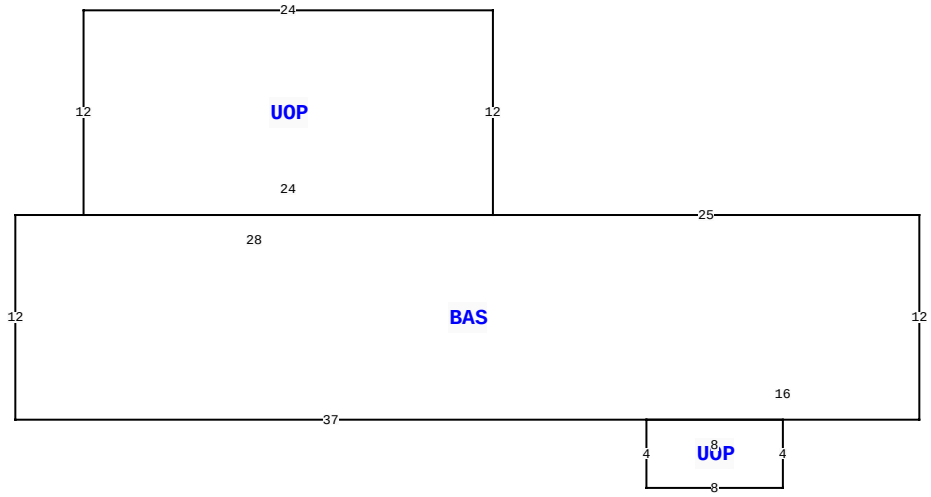
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	31616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	636	100		636	8,438
UOP	32	25		8	106
UOP	288	25		72	955
TOTALS	956			716	9,500

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	716	55.2825	33.17	23,750	1967	1967	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 636 HX Base Yr



252 SW DAKOTA CT, 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	9,500
TOTAL MARKET OB/XF VALUE	7,600
TOTAL LAND VALUE - MARKET	40,000
TOTAL MARKET VALUE	57,100
SOH/AGL Deduction	4,886
ASSESSED VALUE	52,214
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	52,214
TOTAL JUST VALUE	57,100
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	57,100

SALE:2:1: 10 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17859	M H	125	01/24/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1366/1313	8/13/2018	TD	U	I	18	17,100
GRANTOR: CLERK OF COURT						
GRANTEE: GARY G SACKETT						
0882/0985	6/07/1999	WD	Q	V		20,000
GRANTOR: COOK & SONS CONST						
GRANTEE: C DILLON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 UOP= N12 W24 S12 E24$ W28 S12 E37 UOP= S4 E8 N4 W8$ E16 N12$.

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	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	
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 7,600

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	5.00	AC		1.00	1.00	0.80	10,000.00	8,000.00	40,000							

REVIEW DATE 06/10/2015 BY DF Total Acres: 5.00 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/18/2025 BY SYS