

LOT 4 MCCLINTON FARM S/D.
369-169, 646-696, WD 1254-1740,

GRIFFIN MARY E TRUSTEE
237 SW ATLANTIS PL
FORT WHITE, FL 32038

2026

32-6S-17-09827-004

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 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	03	03
DOR CODE	0200MOBILE HOME	
MAP NUM	MKT AREA	02
NEIGHBORHOOD/LOC 32617.010 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	29,294
TOTALS	1,344			1,344	29,294

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	
5	0296	SHED METAL	0	100	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	CONSRV
1	0200	C	MBL HM	100		00	0.00	0.00	5.05	AC	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,344	90.8100	54.49	73,235	1985	1985	0	0	0	60.00	40.00	
1 MOBILE HME 100% - 2006 Heated Area: 1344 HX Base Yr 2006													
24 56 24 56 BAS													
237 SW ATLANTIS PL, FORT WHITE													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/14/2024 MLU													

TOTAL OB/XF 10,600													
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
1	0200	C	MBL HM	100		00	0.00	0.00	5.05	AC		1.00	1.00

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		3
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 3				Tax Dist:			
BUILDING MARKET VALUE				29,294			
TOTAL MARKET OB/XF VALUE				10,600			
TOTAL LAND VALUE - MARKET				50,500			
TOTAL MARKET VALUE				90,394			
SOH/AGL Deduction				37,936			
ASSESSED VALUE				52,458			
TOTAL EXEMPTION VALUE				HX HB SX		52,458	
BASE TAXABLE VALUE				0			
TOTAL JUST VALUE				90,394			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				90,394			