SW1/4 OF NW1/4 EX 2 AC IN SW COR
DESC IN 561-457 & EX 1 AC DESC I
& EX RD R/W.

DAVIS ROBERT LANE
5241 SW COUNTY RD 18
FORT WHITE, FL 32038

2026

35-6S-16-04073-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

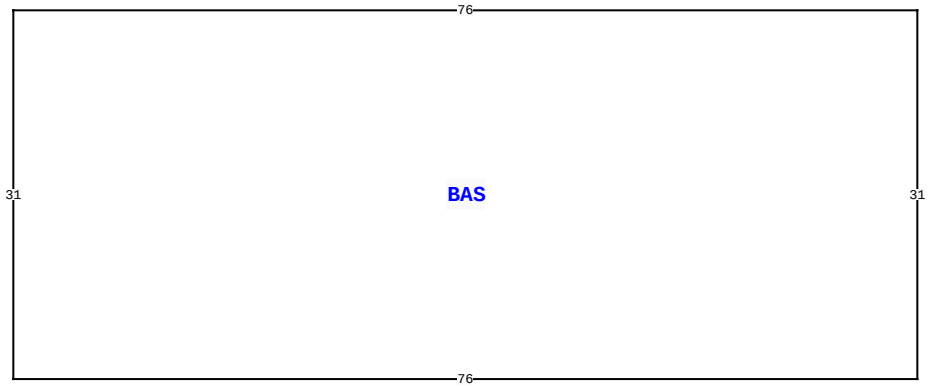
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	35616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	138,741
TOTALS	2,356			2,356	138,741

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,356	113.9000	107.07	252,257	2007	2006	0	0	0	45.00	55.00

1 MANUF 1 100% - 2007 Heated Area: 2356 HX Base Yr 2007



5241 SW COUNTY ROAD 18 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		138,741
TOTAL MARKET OB/XF VALUE		23,120
TOTAL LAND VALUE - MARKET		122,500
TOTAL MARKET VALUE		284,361
SOH/AGL Deduction		81,109
ASSESSED VALUE		203,252
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		152,530
TOTAL JUST VALUE		284,361
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		284,361

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30792	M H	585	02/19/2013
24763	M H	362	07/19/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1475/125	8/10/2022	LE	U	I	14	100
GRANTOR:						
GRANTEE:						
1475/123	8/10/2022	QC	U	I	11	100
GRANTOR: DAVIS ROBERT L REVOCA						
GRANTEE: DAVIS ROBERT LANE						

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	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	700	
2	0296	SHED METAL	0	100	12	30	360.00	UT	7.00	7.00	100	2006	2006	3	100	2,520	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
5	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0041	BARN,MACH	0	0	30	30	900.00	UT	5.00	5.00	100	2010	2010	3	100	4,500	
7	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S31 E76 N31$.

LAND DESCRIPTION

TOTAL OB/XF 23,120

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		A-1	0.00	0.00	34.00	AC		1.00	1.00	1.00	3,500.00	3,500.00	119,000							
2	0000	C	VAC RES	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	3,500.00	3,500.00	3,500							

REVIEW DATE 06/24/2015 BY DF Total Acres: 35.00 Total Land Value: 122,500 Market: 0 Agricultural: 0 Common: 122,500 PRINTED 11/17/2025 BY SYS