LOT 6 & 7 BLOCK C SPRING HILLS S

820-324, 968-2118, QC 1028-848,

DEAR WILLIAM
146 SW RED BUD GLEN
FORT WHITE, FL 32038

2026

36-5S-15-00488-056

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	01	FLAT 100
Roof Cover	02	ROLL COMP 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 100
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	03	03

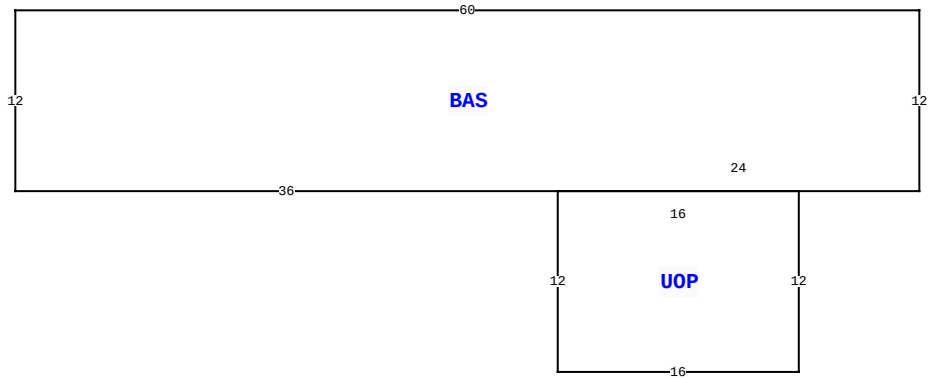
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36515.020	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100		720	10,498
UOP	192	25		48	700
TOTALS	912			768	11,198

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	768	60.7500	36.45	27,994	1971	1971	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2007 Heated Area: 720 HX Base Yr 2007



184 SW REDBUD GLN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		11,198
TOTAL MARKET OB/XF VALUE		14,300
TOTAL LAND VALUE - MARKET		23,400
TOTAL MARKET VALUE		48,898
SOH/AGL Deduction		10,055
ASSESSED VALUE		38,843
TOTAL EXEMPTION VALUE	HX HB	20,143
BASE TAXABLE VALUE		18,700
TOTAL JUST VALUE		48,898
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		48,898

SALE:5:1: INCL RE #00488-056

LAND:3:1: 1.22 AC.

SALE:1:1: INCLUDED RE#00488-057

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11304	M H	125	05/30/1996
11115	M H	125	05/06/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1094/0918	8/28/2006	QC	Q	I	06	12,000
GRANTOR: MARY LOU DEAR						
GRANTEE: WILLIAM DEAR						
1028/0848	7/18/2003	QC	Q	I	01	100
GRANTOR: LARRY LEE BAILEY						
GRANTEE: MARY LOU DEAR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S12 E36 UOP= S12 E16 N12 W16$ E24 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	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	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 14,300

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	167.00	317.00	1.00	LT		1.00	1.00	0.90	13,000.00	11,700.00	11,700							
2	0200	C	MBL HM	0		A-1	167.00	317.00	1.00	LT		1.00	1.00	0.90	13,000.00	11,700.00	11,700							

REVIEW DATE 07/29/2016 BY DF Total Acres: 2.43 Total Land Value: 23,400 Market: 0 Agricultural: 0 Common: 23,400 PRINTED 10/10/2025 BY SYS