LOT 5 BLOCK D SPRING HILLS S/D

631-32, 786-1508, 978-1597, WD 1

FARLEY KENNETH RAY JR
217 SW PLUM CT
FORT WHITE, FL 32038

2026

36-5S-15-00488-071

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

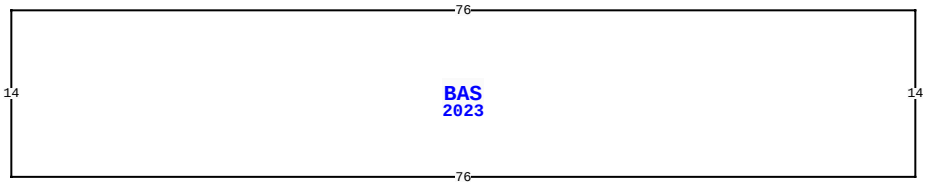
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		N/A 100
Bathrooms		N/A 100
Frame	01	NONE 100
Stories	0	0 100
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	36515.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100	2023	1,064	62,626
TOTALS	1,064			1,064	62,626

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	1,064	102.5000	101.48	107,975	1996	2008	0	0	0	42.00	58.00

1 MANUF 2 100% - 2024 Heated Area: 1064 HX Base Yr 2024



217 SW PLUM CT, 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		62,626
TOTAL MARKET OB/XF VALUE		7,500
TOTAL LAND VALUE - MARKET		13,000
TOTAL MARKET VALUE		83,126
SOH/AGL Deduction		0
ASSESSED VALUE		83,126
TOTAL EXEMPTION VALUE	HX HB SX	83,126
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		83,126
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		86,365

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40905	M H	0	11/18/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1484/1564	2/10/2023	WD	Q	I	01	113,000
GRANTOR: MORRIS JONATHAN						
GRANTEE: FARLEY KENNETH RAY						
1405/1648	2/13/2020	WD	U	V	37	10,500
GRANTOR: TIM LEE & NINA LEE						
GRANTEE: JONATHAN MORRIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=30,21] S14 E76 N14 W76 $
.

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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2022	2022	3	100	7,000	
2	0081	DECKING WI	0	100	0	0	1.00	UT	500.00	500.00	100	2023	2022		100	500	

LAND DESCRIPTION

TOTAL OB/XF 7,500

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-3	165.00	276.00	1.00	LT		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

REVIEW DATE 03/17/2023 BY ME Total Acres: 1.05 Total Land Value: 13,000 Market: 0 Agricultural: 0 Common: 13,000 PRINTED 11/06/2025 BY SYS