

PART OF LOT 22 PARKER WOODS S/D
SW COR OF LOT 22 & RUN N 626.46
S 640.16 FT, W 313.42 FT TO POB.

FUTCH LEAMON HAROLD/FUTCH ELIZABETH Y
4060 SW COUNTY ROAD 18
FORT WHITE, FL 32038

2026

36-6S-16-04076-122



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	0200MOBILE HOME	
MAP NUM	MKT AREA	02
NEIGHBORHOOD/LOC	36616.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,040	100		2,040	120,133
FOP	240	35		84	4,947
FOP	432	35		151	8,892
UOP	132	25		33	1,943
TOTALS	2,844			2,308	135,915

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0294	SHED WOOD/	0 100	12	28	336.00	UT	7.50	7.50
2	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00
3	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00
4	0070	CARPORT UF	0 100	25	30	750.00	UT	1.50	1.50
5	0296	SHED METAL	0 100	12	24	288.00	UT	10.00	10.00
6	0252	LEAN-TO W/	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
1	0200	C	MBL HM	100		RSF/MH	0.00	0.00	4.62

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	2,308	113.9000	107.07	247,118	2005	2004	0	0	0 45.00	55.00	
1 MANUF 1 100% - 2005 Heated Area: 2040 HX Base Yr 2005												
4060 SW COUNTY ROAD 18 , FORT WHITE												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
05/13/2024 MLU												

TOTAL OB/XF												
14,775												

TOTAL OB/XF												
14,775												

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		135,915	
TOTAL MARKET OB/XF VALUE		14,775	
TOTAL LAND VALUE - MARKET		31,185	
TOTAL MARKET VALUE		181,875	
SOH/AGL Deduction		70,041	
ASSESSED VALUE		111,834	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		61,112	
TOTAL JUST VALUE		181,875	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		181,875	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21984	M H	322	06/18/2004

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0988/0821	7/08/2003	WD	Q	V	
GRANTOR: JOHN BUSCEMI					SALE PRICE
GRANTEE: LEAMON HAROLD & ELI					32,900
0988/0819	7/08/2003	WD	Q	V	04
GRANTOR: PARKER LAND CO					20,500
GRANTEE: JOHN BUSCEMI					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W14 FOP= N12 W24 UOP= N11 W12 S11 E12\$ W12 S12 E36\$ W54 S30 E24 FOP= S8 E30 N8 W30\$ E44 N30\$.									