

MIMS DERRELL/MIMS LOLITA
4046 SW COUNTY ROAD 18
FT WHITE, FL 32038

2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY														
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1														
ELEMENT	CD	19	08	19	08	19	08	19	08	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	STANDARD											
Exterior Wall	19	COMMON BRK 100	08	IRREGULAR 100	1	SINGLE FAM	100%	-	2006	Heated Area: 2552										HX Base Yr 2006														
Roof Structure	08	IRREGULAR 100													433,215	2004	2004	0	0	0	21.00	79.00	Tax Group: 3											
Roof Cover	03	COMP SHNGL 100																					Tax Dist:											
Interior Wall	05	DRYWALL 100																					BUILDING MARKET VALUE											
Interior Floor	12	HARDWOOD 90																					TOTAL MARKET OB/XF VALUE											
Interior Floor	11	CLAY TILE 10																					TOTAL LAND VALUE - MARKET											
Air Condition	03	CENTRAL 100																					TOTAL MARKET VALUE											
Heating Type	04	AIR DUCTED 100																					SOH/AGL Deduction											
Bedrooms		3 100																					ASSESSED VALUE											
Bathrooms		3 100																					TOTAL EXEMPTION VALUE											
Frame	02	WOOD FRAME 100																					BASE TAXABLE VALUE											
Stories	1.	1. 100																					TOTAL JUST VALUE											
Architectural	05	CONV 100																					NCON VALUE											
Units	0	100																					INCOME VALUE											
Condition Adj	03	03 100																					PREVIOUS YEAR MKT VALUE											
Kitchen Adjus	01	01 100																																
Quality	06	06																																
DOR CODE	0100	SINGLE FAMILY																																
MAP NUM		MKT AREA																																
NEIGHBORHOOD/LOC	36616.020	1.00/																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																													
BAS	2,552	100		2,552	280,114																													
FGR	786	55		432	47,417																													
FOP	90	30		27	2,963																													
FOP	356	30		107	11,745																													
TOTALS										3,784			3,118	342,240	4046 SW COUNTY ROAD 18 , FORT WHITE																			
EXTRA FEATURES										4046 SW COUNTY ROAD 18 , FORT WHITE																								
L N	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	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200																			
2	0166	CONC, PAVMT	0 100	0	0	1,374.00	UT	2.00	2.00	100	2004	2004	3	100	2,748																			
3	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,600																			
4	0104	GENERATOR	0 100	0	0	1.00	UT	6,000.00	6,000.00	100	2024	2023		85	5,100																			
LAND DESCRIPTION										TOTAL OB/XF										10,648														
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	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV										
1	0100	C	SFR	100		RSF/MH	0.00	0.00	11.17	AC		1.00	1.00	0.90	9,000.00	8,100.00	90,477																	