LOT 26 PARKER WOODS S/D.
767-777, 807-529, 850-1383, WD 1

BORDNER JASON O
P O BOX 657
FORT WHITE, FL 32038-0657

2026

36-6S-16-04076-126

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

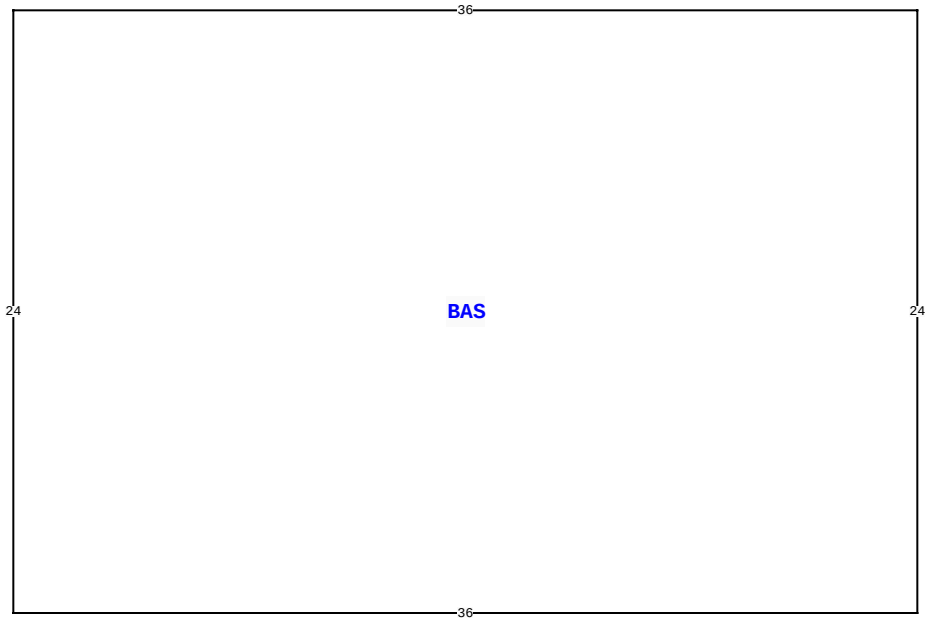
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	36616.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100		864	50,879
TOTALS	864			864	50,879

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	864	113.9000	107.07	92,508	1998	1998	0	0	0	45.00	55.00

1 MANUF 1 100% - 2005 Heated Area: 864 HX Base Yr 2005



3930 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		50,879
TOTAL MARKET OB/XF VALUE		7,800
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		108,679
SOH/AGL Deduction		53,435
ASSESSED VALUE		55,244
TOTAL EXEMPTION VALUE	HX HB	30,244
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		108,679
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		108,679

PRMT:1:1: GLENN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042815	Roof Replacement	2,476	09/23/2021
13352	M H	125	11/26/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1020/1888	7/09/2004	WD	Q	I		55,000
GRANTOR: DONALD W & LINDA S GL						
GRANTEE: JASON O BORDNER						
1020/1887	7/09/2004	WD	Q	I	04	15,500
GRANTOR: PARKER LAND COMPANY						
GRANTEE: DONALD W & LINDA S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 S24 E36 N24$.

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	0296	SHED METAL	0	100	10	12	120.00	UT	5.00	5.00	50	1997	1997	3	50	300	
2	0294	SHED WOOD/	0	100	8	10	80.00	UT	7.50	7.50	50	1997	1997	3	50	300	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	400.00	400.00	50	2015	2015	3	50	200	

LAND DESCRIPTION

TOTAL OB/XF 7,800

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		RSF/MH	0.00	0.00	5.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,000							

REVIEW DATE 06/25/2015 BY DF Total Acres: 5.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 10/03/2025 BY SYS