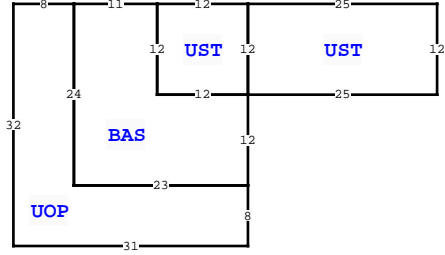
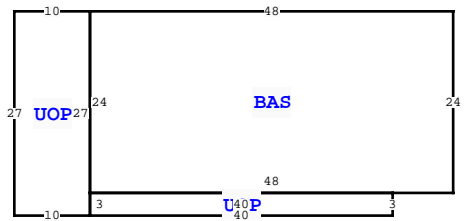


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 70
Exterior Wall	16 WD FR STUC 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Stories	1. 1. 100
Architectural Units	01 CONV 100 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

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0201	02	1,968	117.4000	110.36	217,188	1991	1995	0	0	0	45.00	55.00		
1 MANUF 1 100% - 2005 Heated Area: 1560 HX Base Yr 2005														



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	408	100		408	24,765
BAS	1,152	100		1,152	69,924
UOP	120	25		30	1,821
UOP	270	25		68	4,127
UOP	440	25		110	6,677
UST	144	45		65	3,945
UST	300	45		135	8,194
TOTALS	2,834			1,968	119,453

616 SW SANTA FE DR, FORT WHITE

BLD DATE	LGL DATE	05/13/2025	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		119,453	
TOTAL MARKET OB/XF VALUE		9,200	
TOTAL LAND VALUE - MARKET		141,750	
TOTAL MARKET VALUE		270,403	
SOH/AGL Deduction		130,356	
ASSESSED VALUE		140,047	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		88,636	
TOTAL JUST VALUE		270,403	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		270,403	
SALE:1:1: LOT 50 UNIT 2 THREE RIVERS ESTATES			
XFOB:1:1: SUNVIEW MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1255/2292	6/03/2013	WD	Q	V	01	17,500
GRANTOR: PAULETTE JOHNSON						
GRANTEE: JUSTIN C GUTHRIE						
1036/2711	1/27/2005	WD	Q	V		15,000
GRANTOR: LEWIS F & STELLA M GO						
GRANTEE: PAULETTE JOHNSON						

EXTRA FEATURES																
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	0070	CARPOT UF	0	100	0	0	UT	0.00	0.00	100	2015	2015	3	100	500	
2	0080	DECKING	0	100	0	0	UT	0.00	0.00	100	2015	2015	3	100	500	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2015	2015	3	100	600	
5	0166	CONC, PAVMT	0	100	12	25	UT	2.00	2.00	100	2015	2015	3	100	600	
														TOTAL OB/XF		9,200

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[ORIG=0,-30] N24 W48 S24 E48 \$			
UOP=[ORIG=-11,0] W8 S32 E31 N8 W23 N24 \$			
BAS=[ORIG=0,0] W11 S24 E23 N12 W12 N12 \$			
UST=[ORIG=12,12] E25 N12 W25 S12 \$			
UOP=[ORIG=-48,-54] W10 S27 E10 N27 \$			
UST=[ORIG=0,0] S12 E12 N12 W12 \$			
UOP=[ORIG=-48,-30] S3 E40 N3 W40 \$			

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0132	C	SFR RIVER	100		A-1	0.00	0.00	129.00	FF		1.00	1.00	1.00	750.00	750.00	96,750							
2	0020	C	VAC/WATER	100		00	0.00	0.00	75.00	FF		1.00	1.00	0.80	750.00	600.00	45,000							