

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	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		4	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual Units	01	CONV	100 0 100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.11 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,280	100	
TOTALS	2,280		2,280 217,267

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100% - 2020									
					Heated Area: 2280			HX Base Yr 2020				
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <div style="position: absolute; top: 0; left: 0; right: 0; border-bottom: 1px solid black;">76</div> <div style="position: absolute; bottom: 0; left: 0; right: 0; border-top: 1px solid black;">76</div> <div style="position: absolute; left: 0; top: 0; bottom: 0; border-right: 1px solid black;">30</div> <div style="position: absolute; right: 0; top: 0; bottom: 0; border-left: 1px solid black;">30</div> <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue;">BAS</div> </div>												
716 SW WASHINGTON AVE, FORT WHITE												
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		04/14/2026 MLU

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		217,267	
TOTAL MARKET OB/XF VALUE		7,400	
TOTAL LAND VALUE - MARKET		26,000	
TOTAL MARKET VALUE		250,667	
SOH/AGL Deduction		107,986	
ASSESSED VALUE		142,681	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		91,270	
TOTAL JUST VALUE		250,667	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		249,549	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38452	M H	444	08/08/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1438/1777	5/27/2021	QC	U	I	11	100
GRANTOR: BRALLIER MARY						
GRANTEE: ODOM LEIGH						
1380/0109	2/05/2019	WD	U	V	16	17,700
GRANTOR: MICHAEL D SMITH						
GRANTEE: LEIGH ODOM & MARY B						

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	0081	DECKING WI	0	100	0	0			1.00	UT	0.00				0.00	
2	0081	DECKING WI	0	100	0	0			1.00	UT	0.00				0.00	
3	9946	Well	0	100	0	0			1.00	UT	4,000.00				4,000.00	
4	9947	Septic	0	0	0	0			1.00	UT	3,000.00				3,000.00	
TOTALS													7,400			

BUILDING NOTES												
716 SW WASHINGTON AVE, FORT WHITE												

BUILDING DIMENSIONS												
BAS= W76 S30 E76 N30\$.												

LAND DESCRIPTION													TOTAL OB/XF												
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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000								