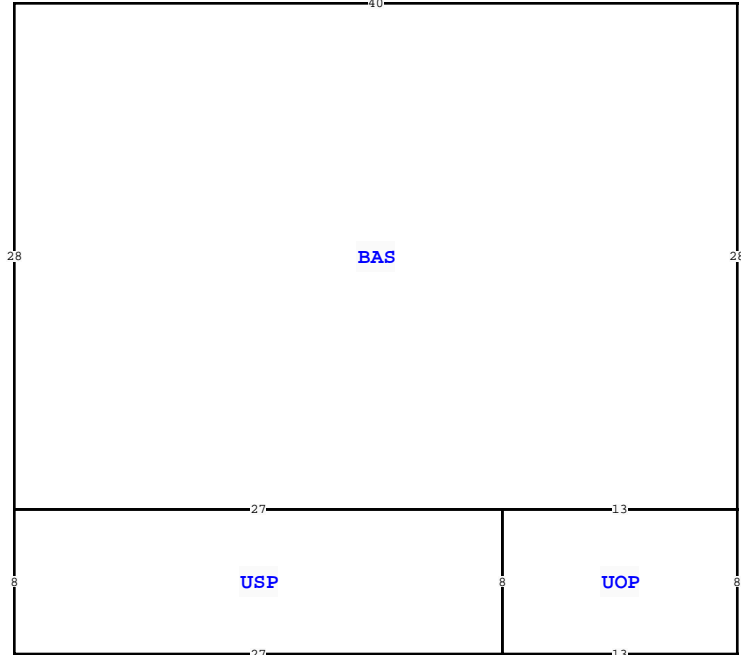


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD OR PLY	90
Exterior Wall	31	VINYL SID	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural Units	01	CONV	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	100000.11 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,120	100	
UOP	104	25	
USP	216	35	
TOTALS	1,440		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	0%	- 2024								
				Heated Area: 1120			HX Base Yr				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			30,325
TOTAL MARKET OB/XF VALUE			9,582
TOTAL LAND VALUE - MARKET			46,800
TOTAL MARKET VALUE			86,707
SOH/AGL Deduction			3,209
ASSESSED VALUE			83,498
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			83,498
TOTAL JUST VALUE			86,707
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			75,907

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1487/2705	4/06/2023	QC	U	I	11	90,000
GRANTOR: HALL CHRISTOPHER TRAC						
GRANTEE: GONZALEZ ORLANDO ME						
1319/0241	7/22/2016	QC	U	I	11	40,000
GRANTOR: RODNEY W & DOROTHY L						
GRANTEE: CHRISTOPHER TRACY H						

EXTRA FEATURES		248 SW WASHINGTON AVE, 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	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0296	SHED METAL	0	0	12	192.00	UT	12.00	12.00	60	2006	2006	3	60	1,382	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W40 S28 USP= S8 E27 N8 W27\$ E27 UOP= S8 E13 N8 W13\$ E13 N28\$.											

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	0102	C	SFR/MH	0		A-1	0.00	0.00	1.50	LT		1.00	1.00	1.20	26,000.00	31,200.00	46,800							