

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	03	FORCED AIR	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.14 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	
TOTALS	924		49,011

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	924	102.6000	96.44	89,111	1993	1993		0	0	45.00	55.00
1 MANUF 1 100% - 2015 Heated Area: 924 HX Base Yr 2015												
319 SW CALIFORNIA TER, 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		49,011	
TOTAL MARKET OB/XF VALUE		7,000	
TOTAL LAND VALUE - MARKET		24,000	
TOTAL MARKET VALUE		80,011	
SOH/AGL Deduction		53,993	
ASSESSED VALUE		26,018	
TOTAL EXEMPTION VALUE		HX HB 25,000	
BASE TAXABLE VALUE		1,018	
TOTAL JUST VALUE		80,011	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		74,011	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27949	M H	250	07/16/2009
25993	M H	342	07/06/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1440/547	6/16/2021	WD U	I	I	30	100
GRANTOR: LEE BILLY & MUSA						
GRANTEE: LEE BILLY						
1278/2064	7/31/2014	WD Q	I	I	01	29,900
GRANTOR: TIM & CHARLOTTE KEMPE						
GRANTEE: BILLY & MUSA LEE						

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
1	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100		

TOTAL OB/XF													7,000
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	
1	0200	C	MBL HM	100		A-1	81.00	0.00	1.00	LT		1.00	

BUILDING NOTES												
BAS= W66 S14 E66 N14\$.												

BUILDING DIMENSIONS												
BAS= W66 S14 E66 N14\$.												

LAND DESCRIPTION													TOTAL OB/XF													7,000
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	81.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000									