



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 Floo	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	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	100000.23 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	728	100	
TOTALS	728		728
			73,257

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
2	MANUF	2	100% - 2025		80,502	2015	2020	0	0	9.00	91.00	Heated Area: 728 HX Base Yr 2025		
1356 SW UTAH ST, FORT WHITE														
				BLD DATE					LGL DATE	04/14/2026 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		73,257	
TOTAL MARKET OB/XF VALUE		8,350	
TOTAL LAND VALUE - MARKET		48,000	
TOTAL MARKET VALUE		129,607	
SOH/AGL Deduction		5,585	
ASSESSED VALUE		124,022	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		72,611	
TOTAL JUST VALUE		129,607	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		120,761	
XFOB:1:1: HOME MH			
BLDG:1:1: HOMR MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
32687	M H	325	02/11/2015
15999	M H	125	09/01/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1514/1273	5/10/2024	WD	Q	I	01	176,000
GRANTOR: DEPAULIS DONALD A REV						
GRANTEE: LOUNSBURY KARA FRAN						
1460/1333	2/24/2022	WD	U	I	37	40,000
GRANTOR: SPEARS JIMMIE						
GRANTEE: DEPAULIS DONALD A R						

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	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	100	2016	2016	3	100	150	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
3	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	100	2024	2023		100	1,200	

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W56 S13 E56 N13\$.													

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		00	0.00	0.00	2.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	48,000							