LOT 34 BLOCK 1 UNIT 23 THREE RIV
676-673-676, 680-91, 763-81, 961

NEAL MELISSA J/MILATZ MATTHEW J
866 SW UTAH ST
FORT WHITE, FL 32038

2027

00-00-00-01429-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	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
Architectual	01	CONV 100
Units		0 100
Quality	03	03

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 02

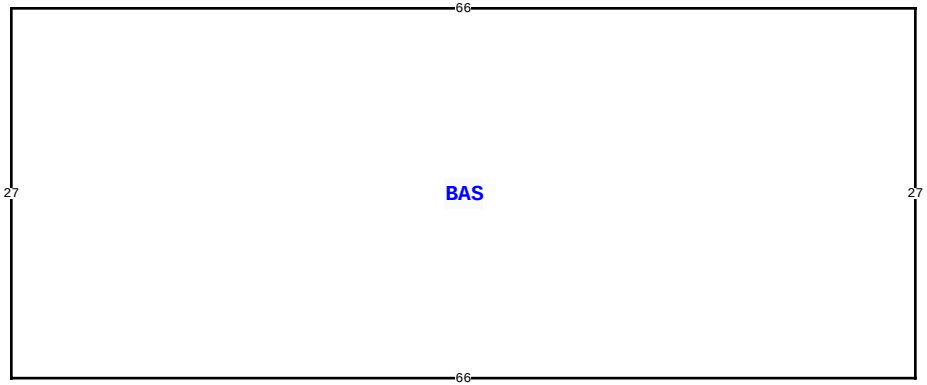
NEIGHBORHOOD/LOC 100000.23 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100		1,782	42,305
TOTALS	1,782			1,782	42,305

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,782	98.9100	59.35	105,762	1984	1984	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1782 HX Base Yr



866 SW UTAH ST, FORT WHITE

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

EXTRA FEATURES

LN	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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	42,305
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	73,305
SOH/AGL Deduction	22,306
ASSESSED VALUE	50,999
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	50,999
TOTAL JUST VALUE	73,305
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	73,305

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25377	M H	476	01/05/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1566/1519	4/22/2026	QC	U	I	11	0
GRANTOR: PHILLIPS LESLIE NEAL						
GRANTEE: NEAL MELISSA J						
0961/0443	8/26/2002	WD	Q	V		6,000
GRANTOR: PELESCAK						
GRANTEE: RONALD E & JOANN NE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S27 E66 N27$.

LAND DESCRIPTION

TOTAL OB/XF 7,000

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 12/08/2015 BY RP Total Acres: 0.92 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/17/2026 BY SYS