LOT 22 BLOCK 4 UNIT 23 THREE RIV
835-286, 940-579, 949-1605, 963-

MUNROE JAMES K/MUNROE SAMANTHA
418 SW UTAH ST
FORT WHITE, FL 32038

2027

00-00-00-01438-022

BUILDING CHARACTERISTICS

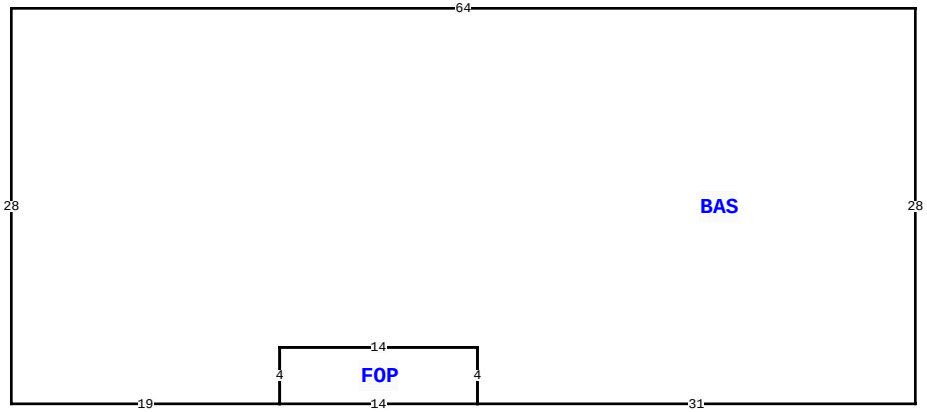
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,736	100		1,736	101,142
FOP	56	35		20	1,165
TOTALS	1,792			1,756	102,307

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,756	113.9000	105.93	186,013	1989	1989	0	0	0	45.00	55.00

1 MANUF 1 100% - 2016 Heated Area: 1736 HX Base Yr 2016



418 SW UTAH ST, FORT WHITE

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		102,307
TOTAL MARKET OB/XF VALUE		9,700
TOTAL LAND VALUE - MARKET		24,000
TOTAL MARKET VALUE		136,007
SOH/AGL Deduction		86,016
ASSESSED VALUE		49,991
TOTAL EXEMPTION VALUE	HX HB SX	49,991
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		136,007
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		137,108

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19713	M H	125	07/05/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1477/1701	9/14/2022	WD	U	I	11	100
GRANTOR: MUNROE JAMES K						
GRANTEE: MUNROE JAMES K						
1286/2538	12/29/2014	WD	U	I	12	100
GRANTOR: FIRST FEDERAL BANK OF						
GRANTEE: JAMES K & IRENE M M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W64 S28 E19 FOP= E14 N4 W14 S4$ N4 E14 S4 E31 N28$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	500.00	500.00	100	2026	2025		100	500	
5	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	

LAND DESCRIPTION

TOTAL OB/XF 9,700

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	100		A-1	100.00	400.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 05/14/2026 BY AJ Total Acres: 0.92 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/17/2026 BY SYS