

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	1,836	100	2024
TOTALS	1,836		1,836
			192,037

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	100% - 2024		202,144	2022	2022	0	0	5.00	95.00	
			Heated Area: 1836				HX Base Yr	2024				
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS 2024 </div>												

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			192,037
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			24,000
TOTAL MARKET VALUE			223,037
SOH/AGL Deduction			0
ASSESSED VALUE			223,037
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			171,626
TOTAL JUST VALUE			223,037
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			225,104

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045659	Mobile Home		10/11/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1473/1056	8/15/2022	WD	U	V	17	24,900
GRANTOR: ALACHUA CONSERVATION						
GRANTEE: MASON LATODDRA S						
1347/1922	10/09/2017	WD	U	V	11	100
GRANTOR: THREEE RIVERS ESTATES						
GRANTEE: ALACHUA CONSERVATIO						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,836	100	2024	1,836	192,037
TOTALS	1,836			1,836	192,037

444 SW KENTUCKY ST, FORT WHITE

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

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	9945	Well/Sept	0	100	0	0			7,000.00	100	2024	2023		100	7,000	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2024;ORIG=23,21] E68 S27 W68 N27 \$												

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	DPHT 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								