LOT 3 BELLAMY ESTATES.

WD 1018-1742, WD 1049-1590.

DEPENDABLE PROPERTIES INC
4144 82ND TER
LIVE OAK, FL 32060

2027

01-6S-15-00500-006

BUILDING CHARACTERISTICS

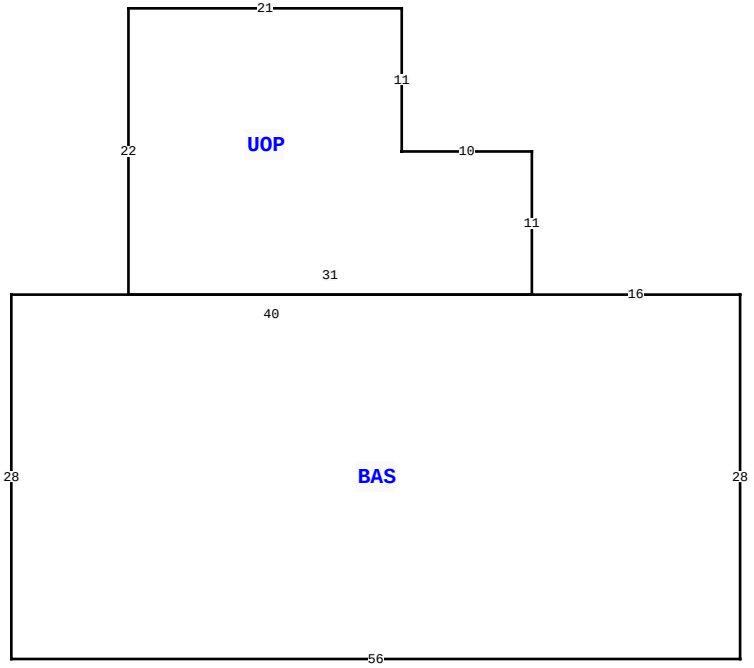
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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	1615.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,568	100		1,568	44,368
UOP	572	25		143	4,046
TOTALS	2,140			1,711	48,414

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,711	117.9000	70.74	121,036	1986	1986	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1568 HX Base Yr



154 SW HAWKINS CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0080	DECKING	0	0	21	21	441.00	UT	1.50	1.50	100	0	0	3	100	662	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0296	SHED METAL	0	0	12	18	216.00	UT	3.50	3.50	100	0	0	3	100	756	
4	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	48,414
TOTAL MARKET OB/XF VALUE	10,018
TOTAL LAND VALUE - MARKET	22,000
TOTAL MARKET VALUE	80,432
SOH/AGL Deduction	6,618
ASSESSED VALUE	73,814
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	73,814
TOTAL JUST VALUE	80,432
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	80,432

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1049/1590	6/20/2005	WD	Q	I		45,600
GRANTOR: CHARLIE SPRADLEY & PA						
GRANTEE: DEPENDABLE PROPERTI						
1018/1742	6/11/2004	WD	Q	I	01	100
GRANTOR: WILLIAM E WODDINGTON						
GRANTEE: CHARLIE SPRADLEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 UOP= N11 W10 N11 W21 S22 E31$ W40 S28 E56 N28$.

LAND DESCRIPTION

TOTAL OB/XF 10,018

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	0102	C	SFR/MH	0		A-1	144.00	303.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

REVIEW DATE 04/24/2026 BY JB Total Acres: 1.00 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/17/2026 BY SYS