

AKA LOT A-9 WILSON SPRINGS COMMU
 COMM AT NE COR OF SEC, RUN W 33
 WILSON SPRINGS RD S ALONG R/W 23

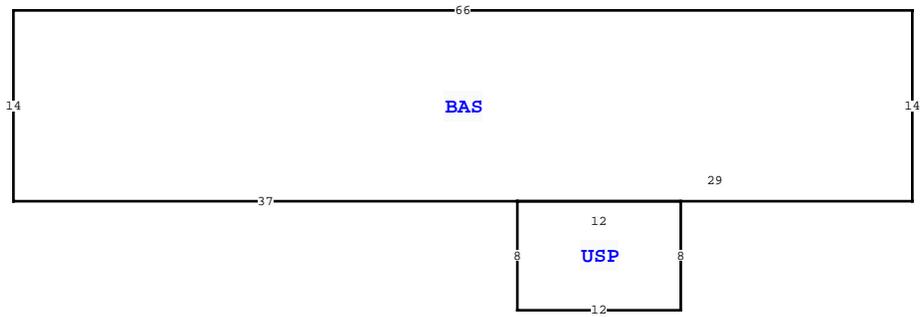
CARTER APRIL RENEE
 3453 SW WILSON SPRINGS RD
 FORT WHITE, FL 32038

2026

01-7S-15-01439-624


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
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	6716.0400 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	
USP	96	35	
TOTALS	1,020		958

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2018		67,194	2000	2010	0	0	35.00	65.00
				Heated Area: 924			HX Base Yr	2018			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		43,676	
TOTAL MARKET OB/XF VALUE		8,280	
TOTAL LAND VALUE - MARKET		14,491	
TOTAL MARKET VALUE		66,447	
SOH/AGL Deduction		19,669	
ASSESSED VALUE		46,778	
TOTAL EXEMPTION VALUE		HX HB 25,000	
BASE TAXABLE VALUE		21,778	
TOTAL JUST VALUE		66,447	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		65,242	
PERMIT NUM	DESCRIPTION	AMT	ISSUED
26219	M H	275	09/11/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1344/1021	9/15/2017	WD Q	Q	I	01	50,000
GRANTOR: MALLORY P HILLHOUSE &						
GRANTEE: APRIL RENEE CARTER						
1317/0085	6/17/2016	WD Q	Q	I	01	32,000
GRANTOR: JOANN PITTMAN						
GRANTEE: MALLORY P HILLHOUSE						

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	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2005	2005	3	100	200	
2	0263	PRCH, USP	0	100	10	18	UT	10.00	10.00	60	2007	2007	3	60	1,080	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION																								
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			0.00	0.00	0.77	AC		1.00	1.00	1.05	18,000.00	18,819.00	14,491							

BUILDING NOTES	
3453 SW WILSON SPRINGS RD, FORT WHITE	
BLD DATE	
XF DATE	
INC DATE	
LGL DATE	05/08/2026 MLU
LAND DATE	
AG DATE	

BUILDING DIMENSIONS	
BAS= W66 S14 E37 USP= S8 E12 N8 W12\$ E29 N14\$.	

TOTAL OB/XF		8,280																						
REVIEW DATE 03/08/2016 BY DF																								
Total Acres: 0.77					Total Land Value: 14,491					Market: 0					Agricultural: 0					Common: 14,491				