

AKA LOT 5, BLOCK 7, WILSON SPRIN
 PHASE 4 UNR: COMM AT NE COR OF S
 RUN W 33.01 FT TO W R/W OF WILSO

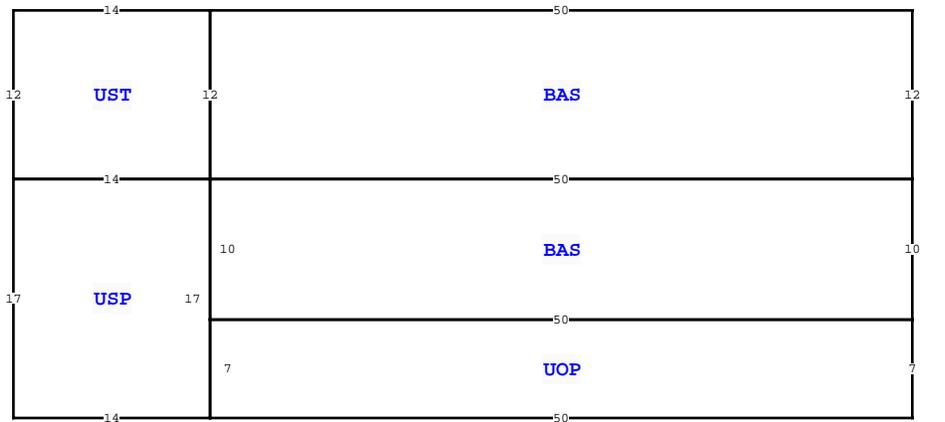
CLEMENTS ANDREW THOMAS/CLEMENTS BRIDGETT D
 284 SW LOWERY TER
 FORT WHITE, FL 32038-6933

2026

01-7S-15-01439-705


| ELEMENT | | CD | | CONSTRUCTION | |
|---------------------|------------------|-------------|------|--------------|----------------------|
| Exterior Wall | 08 | WD OR PLY | 60 | | |
| Exterior Wall | 26 | ALM SIDING | 40 | | |
| Roof Structure | 03 | GABLE/HIP | 100 | | |
| Roof Cover | 01 | MINIMUM | 100 | | |
| Interior Wall | 04 | PLYWOOD | 100 | | |
| Interior Floor | 08 | SHT VINYL | 100 | | |
| Air Condition | 02 | WINDOW | 100 | | |
| Heating Type | 02 | CONVECTION | 100 | | |
| Bedrooms | | 2 | 100 | | |
| Bathrooms | | 1 | 100 | | |
| Stories | 1. | 1. | 100 | | |
| Architectural Units | 01 | CONV | 100 | 0 | 100 |
| Quality | 01 | 01 | | | |
| 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 | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 500 | 100 | | 500 | 8,388 |
| BAS | 600 | 100 | | 600 | 10,066 |
| UOP | 350 | 25 | | 88 | 1,476 |
| USP | 238 | 35 | | 83 | 1,392 |
| UST | 168 | 45 | | 76 | 1,275 |
| TOTALS | 1,856 | | | 1,347 | 22,597 |

| 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% | - 2020 | | Heated Area: 1100 | | | | | HX Base Yr | 2020 |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 3 |
|---------------------------|-----------|-------------|--------|
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 22,597 |
| TOTAL MARKET OB/XF VALUE | | | 7,000 |
| TOTAL LAND VALUE - MARKET | | | 8,183 |
| TOTAL MARKET VALUE | | | 37,780 |
| SOH/AGL Deduction | | | 15,552 |
| ASSESSED VALUE | | | 22,228 |
| TOTAL EXEMPTION VALUE | HX HB | 22,228 | |
| BASE TAXABLE VALUE | | | 0 |
| TOTAL JUST VALUE | | | 37,780 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 37,780 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
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| SALES DATA | | | | | | |
|------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1385/0564 | 5/23/2019 | WD | U | I | 11 | 100 |
| GRANTOR: MARGARET TAYLOR | | | | | | |
| GRANTEE: ANDREW THOMAS CLEME | | | | | | |
| 1166/1057 | 1/26/2009 | WD | Q | V | 01 | 10,000 |
| GRANTOR: WILSON SPRINGS INC | | | | | | |
| GRANTEE: MARGARET TAYLOR | | | | | | |

| 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 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |

| BUILDING NOTES | |
|----------------|--|
| | |

| BUILDING DIMENSIONS | |
|---|--|
| BAS= W50 UST= W14 S12 E14 N12\$ S12 USP= W14 S17 E14 N17\$ BAS= S10 UOP= S7 E50 N7 W50\$ E50 N10 W50\$ E50 N12\$. | |

| 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 | 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 | 1.67 | AC | | 1.00 | 1.00 | 0.70 | 7,000.00 | 4,900.00 | 8,183 | | | | | | | |