

AKA LOT 1 BLK 4 WILSON SPRINGS C
 COMM NE COR OF SE1/4, RUN S 2186
 OF SW MEMORIAL DR, RUN S 48 DEG

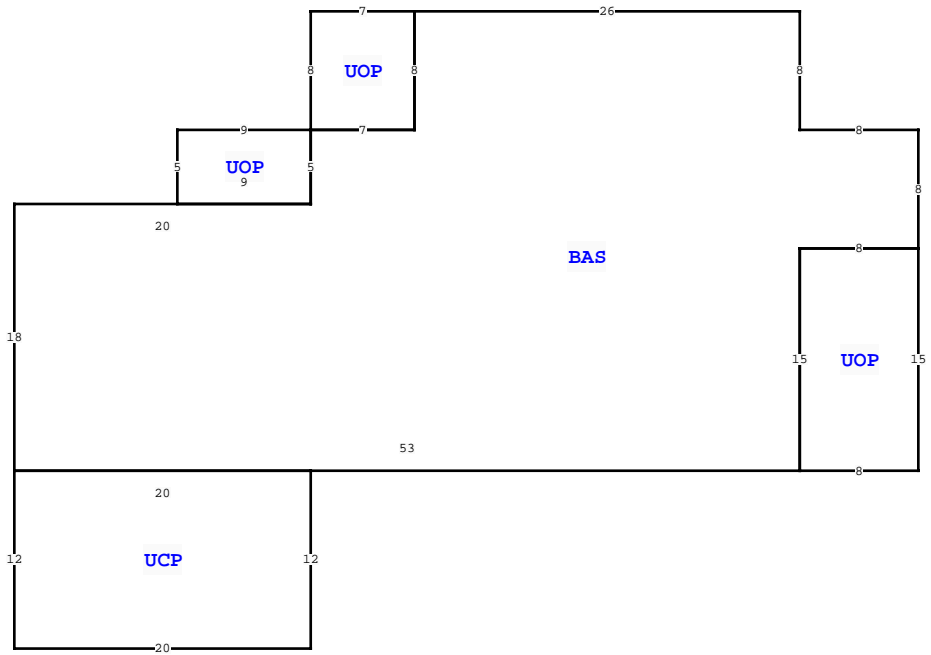
BROOKS RANDALL
 106 SW ROSE LN
 FORT WHITE, FL 32038

2026

01-7S-15-04149-401


ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
08	WD OR PLY 100		
03	GABLE/HIP 100		
12	MODULAR MT 100		
02	WALL BD/WD 100		
14	CARPET 90		
08	SHT VINYL 10		
03	CENTRAL 100		
04	AIR DUCTED 100		
	Bedrooms	4	100
	Bathrooms	1	100
	Frame	NONE	100
	Stories	1.	1. 100
	Architectual Units	0	100
	Condition Adj	03	100
	Kitchen Adjus	01	100
	Quality	03	03
	DOR CODE	0100	SINGLE FAMILY
	MAP NUM		MKT AREA 02
	NEIGHBORHOOD/LOC	6716.0400	1.00/
	TOTALS	1,852	1,483 88,230

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,483	81.7200	91.53	135,739	1935	1960		0	0	35.00 65.00
1 SINGLE FAM 100% - 2011 Heated Area: 1391 HX Base Yr 2011											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			88,230
TOTAL MARKET OB/XF VALUE			1,800
TOTAL LAND VALUE - MARKET			20,000
TOTAL MARKET VALUE			110,030
SOH/AGL Deduction			49,098
ASSESSED VALUE			60,932
TOTAL EXEMPTION VALUE	HX HB		35,932
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			110,030
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			104,030

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050182	Roof Replacement	4,800	06/21/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0970/1513	12/18/2002	WD	Q	V		15,000

GRANTOR: WILSON SPRINGS INC
 GRANTEE: DORIS BROOKS AS TO

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W26 UOP= W7 S8 E7 N8\$ S8 W7 UOP= W9 S5 E9 N5\$ S5 W20 S18 UCP= S12 E20 N12 W20\$ E53 UOP= E8 N15 W8 S15 \$ N15 E8 N8 W8 N8\$.	

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	0294	SHED WOOD/	0	100	0	0			1.00	UT	0.00	0.00	100	2008	2008	3	100	1,600	
2	0260	PAVEMENT-A	0	100	0	0			1.00	UT	0.00	0.00	100	2008	2008	3	100	200	

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	0100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							