LOT 11 WILSON SPRINGS COMMUNITY
2 UNRECORDED:
COMM NE COR OF SE1/4 OF SEC 1 &

DOHERTY CHRISTIE
2699 N US HIGHWAY 129
BELL, FL 32619

2027

01-7S-15-04149-711

BUILDING CHARACTERISTICS

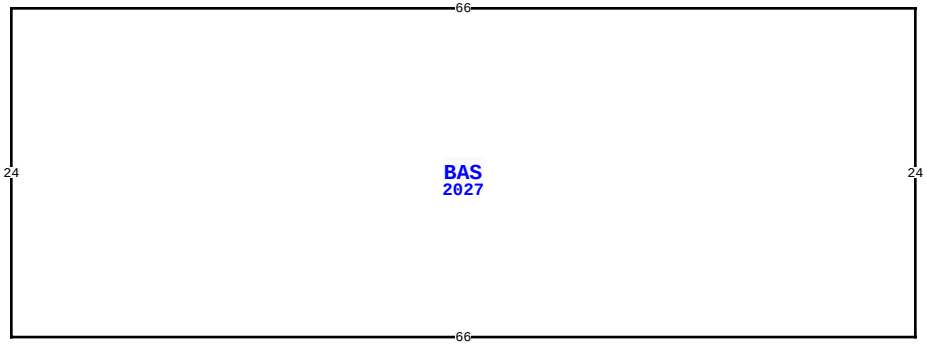
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		3 100
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	6716.0400	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,584	100	2027	1,584	78,059
TOTALS	1,584			1,584	78,059

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,584	112.0000	89.60	141,926	1992	1992	0	0	0	45.00	55.00

1 MANUF 1 0% - 2027 Heated Area: 1584 HX Base Yr



249 SW SHELLCRACKER DR, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	78,059
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	43,500
TOTAL MARKET VALUE	121,559
SOH/AGL Deduction	3,570
ASSESSED VALUE	117,989
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	117,989
TOTAL JUST VALUE	121,559
NCON VALUE	78,059
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	43,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055917	Mobile Home		06/18/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1401/1038	12/17/2019	WD	Q	V	01	13,000
GRANTOR: WAYNE C WILLIAMS						
GRANTEE: CHRISTE BLEDSOE						
1226/1589	12/16/2011	WD	U	V	40	15,000
GRANTOR: BENETA T KIRBY FAMILY						
GRANTEE: WAYNE C WILLIAMS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2027;ORIG=17,10] E66 S24 W66 N24 $
.

LAND DESCRIPTION

TOTAL OB/XF 0

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	0200	C	MBL HM	0		A-1	0.00	0.00	3.00	AC		1.00	1.00	1.00	14,500.00	14,500.00	43,500							

REVIEW DATE 07/23/2026 BY kellen Total Acres: 3.00 Total Land Value: 43,500 Market: 0 Agricultural: 0 Common: 43,500 PRINTED 11/18/2026 BY SYS