

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		5	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	1716.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,160	100	2026
TOTALS	2,160		2,160

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	3	100%	-	2026							
Heated Area: 2160						HX Base Yr			2007			
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="color: blue; font-weight: bold;">BAS 2026</span> </div>												

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		240,257	
TOTAL MARKET OB/XF VALUE		9,900	
TOTAL LAND VALUE - MARKET		65,780	
TOTAL MARKET VALUE		315,937	
SOH/AGL Deduction		45,312	
ASSESSED VALUE		270,625	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		219,214	
TOTAL JUST VALUE		315,937	
NCON VALUE		241,657	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		130,631	
SALE:2:1: REPO			
SALE:1:1: LOT 4 BLK D TIMUQUA - DOT TO CHECK FOR M			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051443	Mobile Home		11/07/2024
000050609	Right-of-Way Acce		08/21/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1060/0131	9/23/2005	WD	Q	I	04	125,000
GRANTOR: HETTIE LOU GLENN						
GRANTEE: RICKY C CUCUEL						
1060/0130	9/23/2005	WD	U	I	08	18,500
GRANTOR: DANA & RICKY CUCUEL						
GRANTEE: JENNIFER BROWN						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,160	100	2026	2,160	240,257
TOTALS	2,160			2,160	240,257

289 SW HAWK LN, FORT WHITE

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

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
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000
4	0070	CARPORT UF	0	100	0	0		1.00	UT 0.00	0.00	100	2015	2015	3	100	1,500
5	0294	SHED WOOD/	0	100	0	0		1.00	UT 400.00	400.00	100	2026	2025		100	400
6	0070	CARPORT UF	0	100	0	0		1.00	UT 1,000.00	1,000.00	100	2026	2025		100	1,000

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2026;ORIG=17,7] E72 S30 W72 N30 \$												

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		00	0.00	0.00	5.06	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,780								