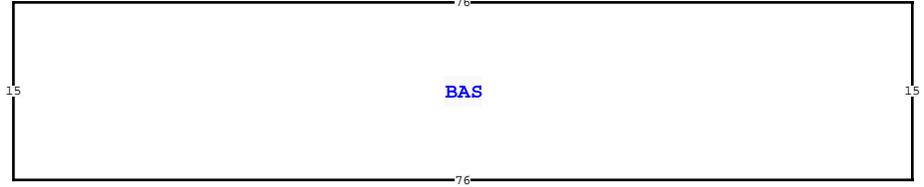




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	01	01	100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0202	02	1,140	125.9500	127.21	145,019	2016	2016	0	0	18.00	82.00		
2 MANUF 2 0% - 2022 Heated Area: 1140 HX Base Yr													



Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2615.0200 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,140	100
TOTALS	1,140	118,916

1625 SW OLD SPANISH RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
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
1	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	
2	0070	CARPORT UF	0	0	0	1.00	UT	800.00	800.00	100	2021	2021	1	100	800	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	0	0	1.00	UT	800.00	800.00	100	2021	2021	1	100	800	

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	0		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							
2	0000	C	VAC RES	0		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE			118,916	
TOTAL MARKET OB/XF VALUE			9,400	
TOTAL LAND VALUE - MARKET			120,000	
TOTAL MARKET VALUE			248,316	
SOH/AGL Deduction			0	
ASSESSED VALUE			248,316	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			248,316	
TOTAL JUST VALUE			248,316	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			248,803	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29416	M H	470	05/23/2011
18754	TR/TRAILER	75	09/20/2001
41381	MH		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1453/2452	10/18/2021	WD	Q	I	01	210,000
GRANTOR: PESTRICHELLO PAUL						
GRANTEE: MORERA REIDY CORREA						
1421/1583	10/13/2020	WD	Q	I	01	89,900
GRANTOR: MICHAEL SIZEMORE						
GRANTEE: PAUL & MARY PESTRIC						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[ORIG=21,10] E76 S15 W76 N15 \$