

LOT 38 APPALACHIE TRACE UNR: COM  
 RUN S 2408.36 FT TO N R/W OF A P  
 65 DEG 466.45 FT FOR POB, RUN N

AMPARO EUVARGAIN REVOCABLE LIVING TRUST  
 PO BOX 1302  
 LAKE CITY, FL 32056

**2026**

02-6S-16-03766-138  


ELEMENT		CD	BUILDING CHARACTERISTICS		
CONSTRUCTION					
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	14	PREFIN MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	90		
Interior Floo	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Architctual	01	CONV	100		
Units		0	100		
Condition Adj	01	01	100		
Kitchen Adjus	01	01	100		
Quality	04	04			
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA		02	
NEIGHBORHOOD/LOC	3616.0100 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	28,901
TOTALS	1,344			1,344	28,901

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	0%	0								
				Heated Area: 1344							
					HX Base Yr						

BAS

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			28,901
TOTAL MARKET OB/XF VALUE			8,200
TOTAL LAND VALUE - MARKET			85,676
TOTAL MARKET VALUE			122,777
SOH/AGL Deduction			36,485
ASSESSED VALUE			86,292
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			86,292
TOTAL JUST VALUE			122,777
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			122,777

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21668	M H	375	03/30/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1356/1672	3/19/2018	WD U		I	11	100
GRANTOR: EUVARGAIN AMPARO						
GRANTEE: EUVARGAIN AMPARO AS						
1005/2396	1/30/2004	WD U	V		07	27,000
GRANTOR: COLUMBIA TIMBERLANDS						
GRANTEE: AMPARO						

EXTRA FEATURES		719 SW CHIEFLAND LN, FORT WHITE															
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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		04/07/2025	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W56 S24 E56 N24\$.	

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		A-1	0.00	0.00	10.61	AC		1.00	1.00	0.85	9,500.00	8,075.00	85,676							