

COMM SE COR OF SW1/4 OF NW1/4, W
POB, CONT W 286.54 FT, N 260 FT,
260 FT TO POB.

LAVAN ANNA
P O BOX 586
FORT WHITE, FL 32038-0586

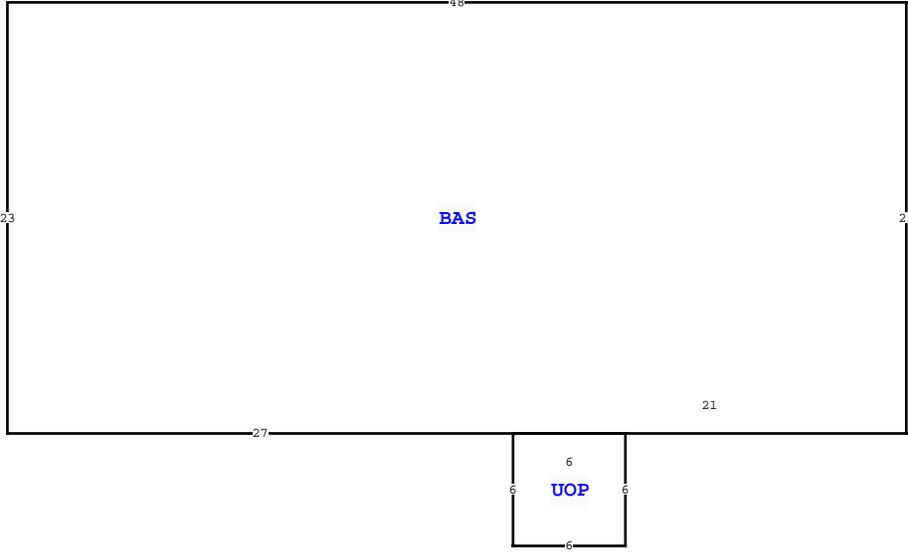
2026

03-7S-16-04120-008



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD OR PLY 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	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	
Architectural	01	CONV 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	3716.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,104	100	
UOP	36	25	
TOTALS	1,140		
TOTALS		1,113	30,545

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100% - 2000		68.61	76,363	1991	1991	0	0	60.00	40.00
			Heated Area: 1104			HX Base Yr 2000					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	30,545		
TOTAL MARKET OB/XF VALUE	8,344		
TOTAL LAND VALUE - MARKET	27,360		
TOTAL MARKET VALUE	66,249		
SOH/AGL Deduction	33,237		
ASSESSED VALUE	33,012		
TOTAL EXEMPTION VALUE	33,012		
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	66,249		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	61,373		
SALE:1:1: 1.71 AC (FAMILY TRANSACTION)			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0929/0594	5/16/2001	QC	U	I		100
GRANTOR: MELISSA M & RYAN STEF						
GRANTEE: MICHAEL LAVAN						
0929/0592	5/16/2001	QC	U	I		100
GRANTOR: MELISSA M & RYAN STEF						
GRANTEE: DOUGLAS JONES (CLEA						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0 100	16	28	448.00	UT	7.50	7.50	40	1998
2	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100	1998

TOTAL OB/XF											
8,344											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/06/2026	MLU				

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W48 S23 E27 UOP= S6 E6 N6 W6\$ E21 N23\$.			

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-1	0.00	0.00	1.71	AC	