W 443.42 FT OF SW1/4 OF SW1/4
EX RD R/W & EX THE S 6.49 AC
DESC ORB 928-2583.

POLLARD JOSEPH D/POLLARD YVONNE M
2503 SW DREW FEAGLE RD
FT WHITE, FL 32038

**2027**

**05-6S-16-03777-000**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 80 |
| Interior Floo | 08 | SHT VINYL 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Stories | 1. | 1. 100 |
| Architectual | 01 | CONV 100 |
| Units | | 0 100 |
| Condition Adj | 03 | 03 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 03 | 03 |
| DOR CODE | 0200 | MOBILE HOME |

MAP NUM | MKT AREA 02

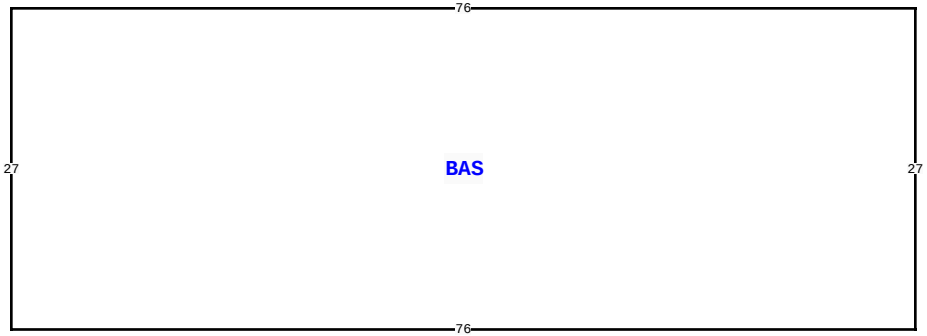
NEIGHBORHOOD/LOC 5616.00 1.00/

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,052 | 100 | | 2,052 | 51,325 |
| TOTALS | 2,052 | | | 2,052 | 51,325 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 2,052 | 104.2200 | 62.53 | 128,312 | 2000 | 2000 | 0 | 0 | 0 | 60.00 | 40.00 |

1 MOBILE HME 100% - 2006 Heated Area: 2052 HX Base Yr 2006




2395 SW DREW FEAGLE AVE, 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 2005 | 2005 | 3 | 100 | 1,200 | |
| 2 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2008 | 2008 | 3 | 100 | 800 | |
| 3 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| 4 | 0040 | BARN,POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2008 | 2008 | 3 | 100 | 100 | |
| 5 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 0 | 1.00 | UT | 500.00 | 500.00 | 100 | 2026 | 2025 | | 100 | 500 | |
| 6 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 200.00 | 200.00 | 100 | 2026 | 2025 | | 100 | 200 | |
| 7 | 0070 | CARPORT UF | 0 | 100 | 0 | 0 | 1.00 | UT | 2,000.00 | 2,000.00 | 100 | 2026 | 2025 | | 100 | 2,000 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 51,325 |
| TOTAL MARKET OB/XF VALUE | | 11,800 |
| TOTAL LAND VALUE - MARKET | | 77,880 |
| TOTAL MARKET VALUE | | 141,005 |
| SOH/AGL Deduction | | 56,035 |
| ASSESSED VALUE | | 84,970 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 33,559 |
| TOTAL JUST VALUE | | 141,005 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 141,005 |

PRMT:2:1: TRVL TRL 6 MTS

PRMT:1:1: BENNETT

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 15872 | M H | 75 | 08/06/1999 |
| 13475 | M H | 125 | 01/06/1998 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1142/1141 | 2/06/2008 | QC | Q | I | 01 | 12,500 |
| GRANTOR: JOSEPH D POLLARD & DE | | | | | | |
| GRANTEE: JOSEPH D & YVONNE M | | | | | | |
| 1069/0712 | 11/15/2005 | WD | Q | V | 04 | 29,500 |
| GRANTOR: LENVILE DICKS | | | | | | |
| GRANTEE: POLLARD AND DAVIS J | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W76 S27 E76 N27$.

## LAND DESCRIPTION

TOTAL OB/XF 11,800

| 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 | 100 | | A-1 | 0.00 | 0.00 | 6.49 | AC | | 1.00 | 1.00 | 1.00 | 12,000.00 | 12,000.00 | 77,880 | | | | | | | |

REVIEW DATE 05/04/2026 BY JB Total Acres: 6.49 Total Land Value: 77,880 Market: 0 Agricultural: 0 Common: 77,880 PRINTED 11/17/2026 BY SYS