COMM SE COR OF SW1/4 OF SW1/4, R
POB, CONT W 413.41 FT, N 356.33
S 356.20 FT TO POB. (AKA PART OF

RIECKEN DALE L
104 SW CELESTIAL CT
FORT WHITE, FL 32038

2027

05-6S-16-03777-010

BUILDING CHARACTERISTICS

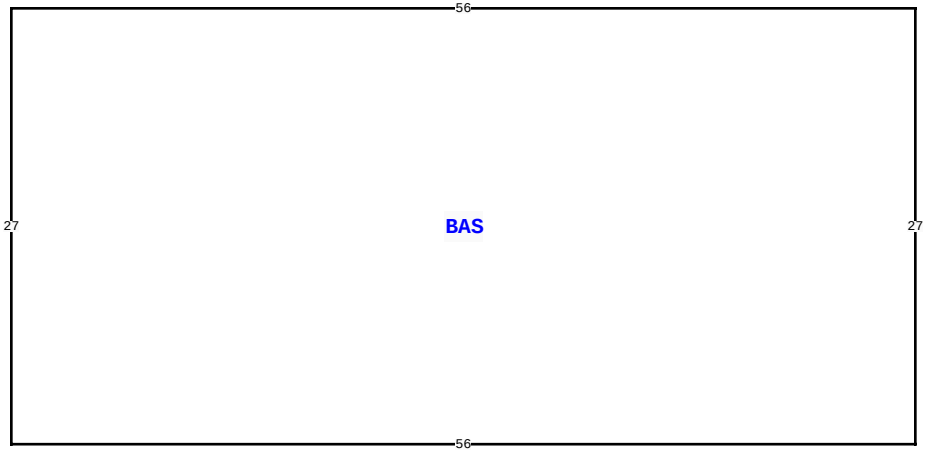
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
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	1,512	100		1,512	131,336
TOTALS	1,512			1,512	131,336

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,512	113.9000	105.93	160,166	2017	2016	0	0	0	18.00	82.00

1 MANUF 1 100% - 2018 Heated Area: 1512 HX Base Yr 2018



104 SW CELESTIAL CT, 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	0070	CARPORT UF	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2026	2025		100	7,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	600.00	600.00	100	2026	2025		100	600	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	400.00	400.00	100	2026	2025		100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		131,336
TOTAL MARKET OB/XF VALUE		9,500
TOTAL LAND VALUE - MARKET		42,000
TOTAL MARKET VALUE		182,836
SOH/AGL Deduction		71,100
ASSESSED VALUE		111,736
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		60,325
TOTAL JUST VALUE		182,836
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		184,250

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34676	M H	720	11/21/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1540/1610	5/09/2025	LE	U	I	14	100
GRANTOR: RIECKEN DALE L						
GRANTEE: RIECKEN DALE L (ENH						
1364/1520	6/27/2018	QC	U	I	11	100
GRANTOR: TAMMY L RIECKEN RIECK						
GRANTEE: DALE LYNN RIECKEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S27 E56 N27$.

LAND DESCRIPTION

TOTAL OB/XF 9,500

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	3.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	42,000							

REVIEW DATE 05/04/2026 BY JB Total Acres: 3.00 Total Land Value: 42,000 Market: 0 Agricultural: 0 Common: 42,000 PRINTED 11/17/2026 BY SYS