

(AKA LOT 4 BRIAR PATCH ESTATES U  
COMM NE COR OF SW1/4, RUN S 657.  
FT FOR POB, CONT W 665.41 FT, S

SILVA FABIO AUGUSTO  
694 SE CAMP ST  
LAKE CITY, FL 32025

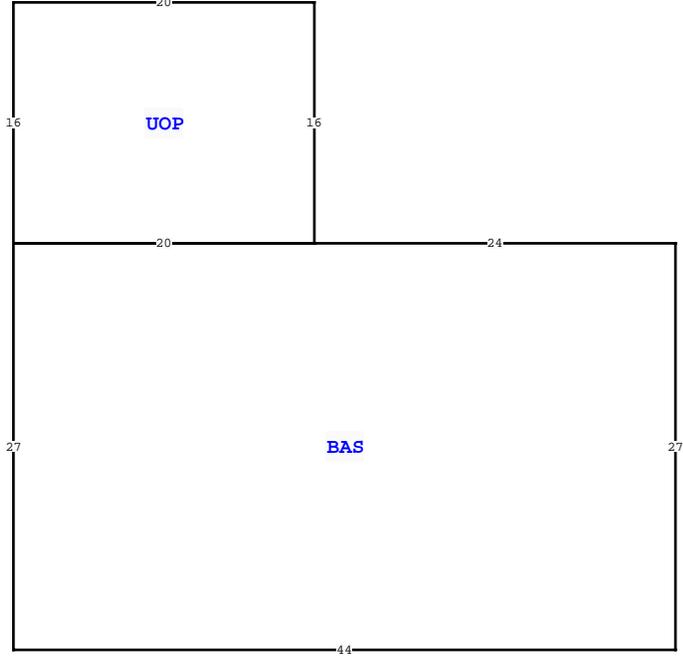
2026

05-7S-16-04138-105



ELEMENT		CD	BUILDING CHARACTERISTICS		
			CONSTRUCTION		
Exterior Wall	03	BELOW AVG.	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		
Architectual Units	01	CONV	100	0 100	
Quality	05	05			
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA		02	
NEIGHBORHOOD/LOC	5716.0200	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100		1,188	68,055
UOP	320	25		80	4,583
TOTALS	1,508			1,268	72,638

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
20201	02	1,268	99.9000	93.91	119,078	2009	2009	0	0	39.00	61.00	
1 MANUF 1 0% - 2024 Heated Area: 1188 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			72,638
TOTAL MARKET OB/XF VALUE			9,100
TOTAL LAND VALUE - MARKET			110,770
TOTAL MARKET VALUE			192,508
SOH/AGL Deduction			0
ASSESSED VALUE			192,508
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			192,508
TOTAL JUST VALUE			192,508
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			182,166

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28238	M H	630	11/23/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1505/378	11/28/2023	QC	U	I	11	100
GRANTOR: BRYAN JAMES MARCUS						
GRANTEE: SILVA FABIO AUGUSTO						
1183/2636	10/30/2009	WD	Q	V	01	45,000
GRANTOR: TROY T & LEONA J JOHN						
GRANTEE: JAMES MARCUS BRYAN						

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	0020	BARN,FR	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	1,400		
2	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000		
3	0252	LEAN-TO W/	0	0	0	1.00	UT	700.00	700.00	100	2024	2023		100	700		
490 SW UNCLE REMUS GLN, FORT WHITE													BLD DATE		LGL DATE	05/06/2026	MLU
													XF DATE		LAND DATE		
													INC DATE		AG DATE		

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W24 UOP= N16 W20 S16 E20\$ W20 S27 E44 N27\$.	

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	10.07	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,770							