

(AKA LOT 11 BRIAR PATCH ESTATES
 COMM NE COR OF SW1/4, RUN S 1950
 FT FOR POB, CONT W 693.80 FT, S

REBARDO TEDDY/REBARDO MELISSA
 280 SW BACKWOODS GLN
 FORT WHITE, FL 32038

2026

05-7S-16-04138-111



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	5716.0200 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,776	100	2025
TOTALS	1,776		128,000

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MANUF	1	100%	- 2025	Heated Area: 1776		HX Base Yr 2025				
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> 74 74 24 24 <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue;"> BAS 2025 </div> </div>											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
278 SW BACKWOODS GLN, FORT WHITE 05/06/2026 MLU											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			128,000
TOTAL MARKET OB/XF VALUE			22,816
TOTAL LAND VALUE - MARKET			110,220
TOTAL MARKET VALUE			261,036
SOH/AGL Deduction			5,375
ASSESSED VALUE			255,661
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			204,250
TOTAL JUST VALUE			261,036
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			249,124

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28170	M H	723	10/26/2009
15690	M H	125	06/24/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1515/1819	3/13/2024	WD	U	I	11	100
GRANTOR: REBARDO JOSEPH						
GRANTEE: REBARDO TEDDY						
0870/1204	12/04/1998	CD	Q	V	01	24,000
GRANTOR: J L DICKS						
GRANTEE: REBARDO						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0251	LEAN TO W/	0	100	8	15	90.00	UT	3.00	3.00	80
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100
4	0070	CARPORT UF	0	100	0	0	1.00	UT	2,000.00	2,000.00	100
5	0296	SHED METAL	0	100	0	0	1.00	UT	1,500.00	1,500.00	100
6	0261	PRCH, UOP	0	100	8	18	1.00	UT	1,200.00	1,200.00	100
7	0261	PRCH, UOP	0	100	8	18	1.00	UT	1,200.00	1,200.00	100
8	0294	SHED WOOD/	0	100	12	15	180.00	UT	15.00	15.00	100

TOTAL OB/XF												22,816												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	10.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,220							

BUILDING NOTES											
BAS=[YR=2025;ORIG=9,13] E74 S24 W74 N24 \$											

BUILDING DIMENSIONS											
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LAND DESCRIPTION												TOTAL OB/XF				22,816								
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1	0200	C	MBL HM	100		A-1	0.00	0.00	10.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,220							