

(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		125,333

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: _____ LGL DATE: _____ XF DATE: _____ LAND DATE: 05/06/2026 MLU INC DATE: _____ AG DATE: _____											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		125,333	
TOTAL MARKET OB/XF VALUE		22,816	
TOTAL LAND VALUE - MARKET		110,220	
TOTAL MARKET VALUE		258,369	
SOH/AGL Deduction		2,708	
ASSESSED VALUE		255,661	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		204,250	
TOTAL JUST VALUE		258,369	
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
278 SW BACKWOODS GLN, FORT WHITE												

BUILDING NOTES											

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

LAND DESCRIPTION												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	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	100		A-1	0.00	0.00	10.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,220							