BEG NW COR OF SW1/4 OF SW1/4, RU
509.36 FT, W 342.45 FT, N 508.27

SCHLEISSING DAVID/SCHLEISSING BRITTANY
20245 NW 251ST TER
HIGH SPRINGS, FL 32643

2027

05-7S-17-09913-001

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	04	PLYWOOD 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
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 02

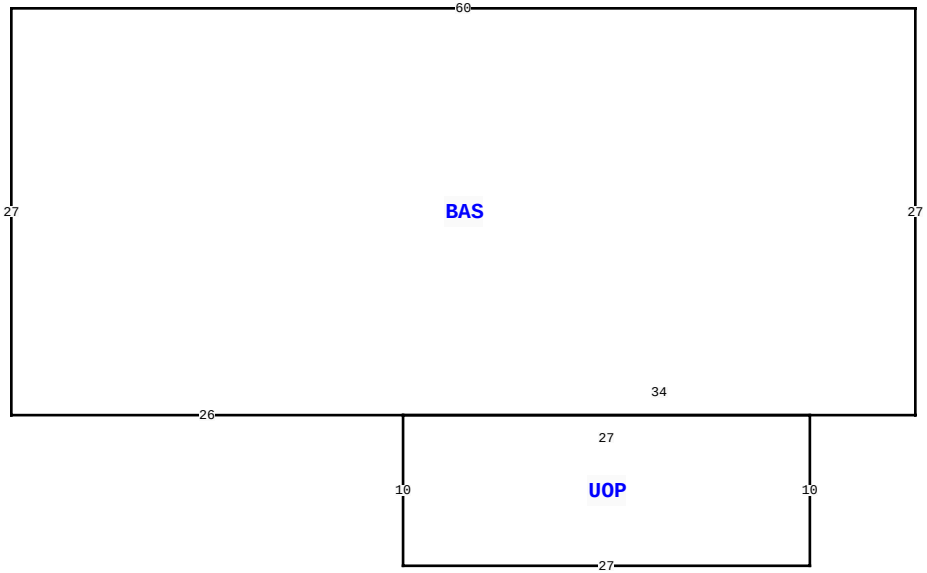
NEIGHBORHOOD/LOC 5717.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	44,673
UOP	270	25		68	1,875
TOTALS	1,890			1,688	46,548

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,688	114.9000	68.94	116,371	1982	1982	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2026 Heated Area: 1620 HX Base Yr



778 SW BETHLEHEM AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
2	0294	SHED WOOD/	0	0	12	16	1.00	UT	0.00	0.00	100	1995	1995	3	100	800	
3	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	46,548
TOTAL MARKET OB/XF VALUE	9,600
TOTAL LAND VALUE - MARKET	52,000
TOTAL MARKET VALUE	108,148
SOH/AGL Deduction	0
ASSESSED VALUE	108,148
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	108,148
TOTAL JUST VALUE	108,148
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	108,148

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1557/1110	12/23/2025	WD	U	I	37	60,000
GRANTOR: MORAN PROPERTY MANAGE						
GRANTEE: SCHLEISSING DAVID						
1391/0404	8/07/2019	QC	U	I	11	100
GRANTOR: JEFFREY A MORAN						
GRANTEE: MORAN PROPERTY MANA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S27 E26 UOP= S10 E27 N10 W27$ E34 N27$.

LAND DESCRIPTION

TOTAL OB/XF 9,600

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	0102	C	SFR/MH	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							
2	0000	C	VAC RES	0		00	0.00	0.00	3.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	39,000							

REVIEW DATE 02/03/2026 BY TP Total Acres: 4.00 Total Land Value: 52,000 Market: 0 Agricultural: 0 Common: 52,000 PRINTED 11/17/2026 BY SYS