

AKA LOTS 9 & 10 ICHETUCKNEE WILD  
UNREC: W1/2 OF NE1/4 OF NW1/4 OF  
& E1/2 OF NW1/4 OF NW1/4 OF SE1/

HODGES NANCY C  
693 SW QUARTER LN  
FORT WHITE, FL 32038

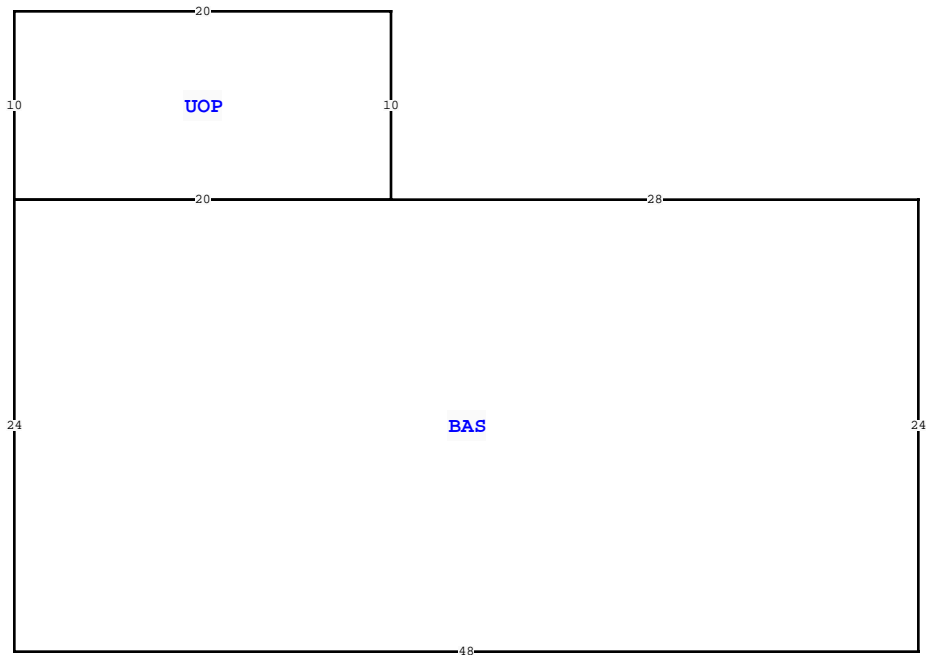
2026

06-6S-16-03784-109



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD OR PLY 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 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	
Architctual	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	6616.0100 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,152	100	
UOP	200	25	
TOTALS	1,352		1,202 31,992

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HME	100%	2005		79,981	1993	1993		0	60.00	40.00	Heated Area: 1152 HX Base Yr 2005	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			31,992
TOTAL MARKET OB/XF VALUE			15,160
TOTAL LAND VALUE - MARKET			111,320
TOTAL MARKET VALUE			158,472
SOH/AGL Deduction			65,695
ASSESSED VALUE			92,777
TOTAL EXEMPTION VALUE	HX HB SX WX		92,777
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			158,472
NCON VALUE			3,800
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			138,916
XFOB:1:1: FLEETWOOD MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048042	Electrical Servic	0	09/06/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1033/2609	12/17/2004	WD	Q	I	01	62,000
GRANTOR: FL CREDIT UNION						
GRANTEE: VERNUM LEE HODGES						
1008/1482	3/01/2004	QC	U	I		43,400
GRANTOR: BECKELHEIMER						
GRANTEE: FL CREDIT UNION						

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	0294	SHED WOOD/	0	100	10	16	160.00	UT	7.50	7.50	50	1993	1993	3	50	600	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	400	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	12	20	240.00	UT	14.00	14.00	100	2008	2008	3	100	3,360	
5	0263	PRCH, USP	0	100	0	0	1.00	UT	600.00	600.00	100	2026	2025		100	600	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2026	2025		100	1,200	
7	0296	SHED METAL	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2026	2025		100	2,000	

TOTAL OB/XF														15,160										
LAND DESCRIPTION																								
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	10.12	AC		1.00	1.00	1.00	11,000.00	11,000.00	111,320							

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W28 UOP= N10 W20 S10 E20\$ W20 S24 E48 N24\$.													