(AKA LOT 13 ICHETUCKNEE WILDERNE
S1/2 OF SW1/4 OF NW1/4 OF SE1/4.

CLEMONS DAVID/CLEMONS JUDY
568 SW QUARTER LN
FORT WHITE, FL 32038-4431

2027

06-6S-16-03784-113

BUILDING CHARACTERISTICS

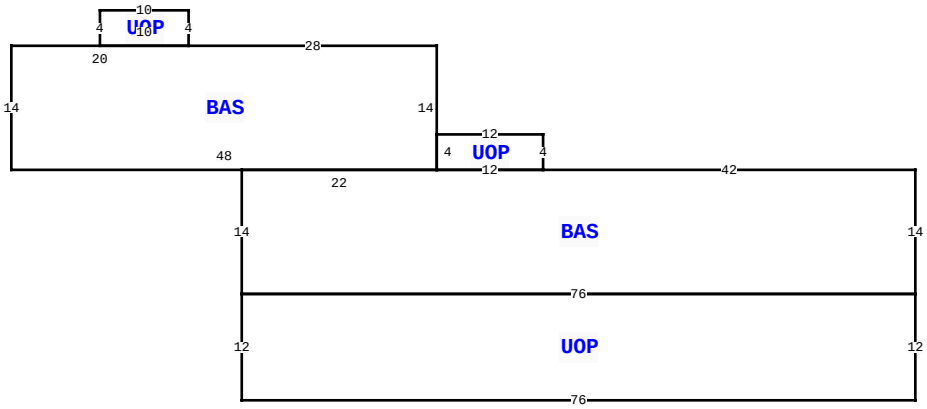
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3 100
Stories	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	6616.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	19,015
BAS	1,064	100		1,064	30,107
UOP	40	25		10	283
UOP	48	25		12	340
UOP	912	25		228	6,452
TOTALS	2,736			1,986	56,196

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,986	117.9000	70.74	140,490	1989	1989	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1736 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

568 SW QUARTER LN, FORT WHITE

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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	500.00	500.00	100	2026	2025		100	500	
3	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	56,196
TOTAL MARKET OB/XF VALUE	13,200
TOTAL LAND VALUE - MARKET	65,650
TOTAL MARKET VALUE	135,046
SOH/AGL Deduction	83,268
ASSESSED VALUE	51,778
TOTAL EXEMPTION VALUE	HX HB SX 51,778
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	135,046
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	135,046

XFOB:1:1: FLEETWOOD MH -BANK STATES MAX $11500-GAV

BLDG:1:1: FLEETWOOD MH BANK STATES MAX $11500 GAVE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11672	M H	125	09/20/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0735/0001	10/01/1990	WD	U	V	12	8,000

GRANTOR: LENVIL DICKS

GRANTEE: DAVID CLEMONS

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 UOP= N4 W12 S4 E12$W12 BAS= N14 W28 UOP= N4 W10S4 E10$ W20 S14 E48$ W22 S14 UOP= S12 E76 N12 W76$ E76 N14$.

LAND DESCRIPTION

TOTAL OB/XF 13,200

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	100		00	0.00	0.00	5.05	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,650							

REVIEW DATE 05/01/2026 BY JB Total Acres: 5.05 Total Land Value: 65,650 Market: 0 Agricultural: 0 Common: 65,650 PRINTED 11/17/2026 BY SYS