PART OF LOT 8 WILSON SPRINGS COM
UNR DESC AS: COMM NW COR OF SW1/
FT TO S LINE OF WILSON SPRINGS R

GUDE WAYNE/MOATES JENNA
11070 89TH RD
LIVE OAK, FL 32060

2027

06-7S-16-04149-728

BUILDING CHARACTERISTICS

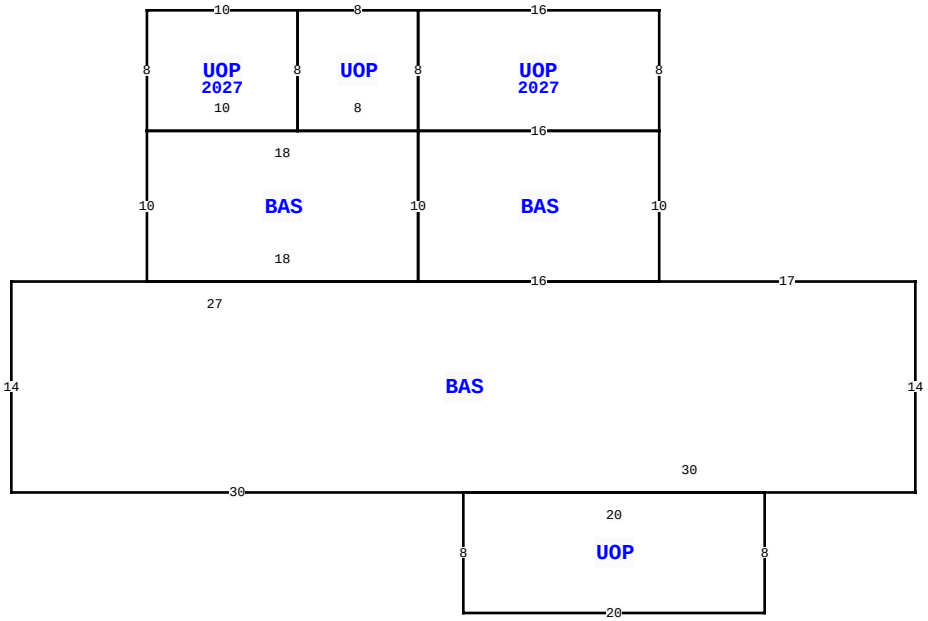
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	01	FLAT 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	6716.0400	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	160	100		160	3,574
BAS	180	100		180	4,020
BAS	840	100		840	18,762
UOP	64	25		16	357
UOP	160	25		40	894
UOP	80	25	2027	20	447
UOP	128	25	2027	32	715
TOTALS	1,612			1,288	28,769

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,288	93.0690	55.84	71,922	1982	1982	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2024 Heated Area: 1180 HX Base Yr



151 SW SHELLCRACKER DR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	28,769
TOTAL MARKET OB/XF VALUE	6,108
TOTAL LAND VALUE - MARKET	11,340
TOTAL MARKET VALUE	46,217
SOH/AGL Deduction	0
ASSESSED VALUE	46,217
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	46,217
TOTAL JUST VALUE	46,217
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	45,222

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1560/980	2/05/2026	WD	U	I	37	30,000
GRANTOR: BENNETT TERESA GAYLE						
GRANTEE: GUDE WAYNE						
1195/1604	6/27/2010	WD	U	I	15	100
GRANTOR: FREDA JANE DICKS						
GRANTEE: TERESA GAYLE BENNET						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W17 W16 W27 S14 E30 E30 N14 $
BAS=[ORIG=-33,0] N10 W18 S10 E18 $
BAS=[ORIG=-17,0] N10 W16 S10 E16 $
UOP=[ORIG=-30,14] S8 E20 N8 W20 $
UOP=[ORIG=-33,-10] N8 W8 S8 E8 $
UOP=[YR=2027;ORIG=-51,-18] E10 S8 W10 N8 $
UOP=[YR=2027;ORIG=-33,-18] E16 S8 W16 N8 $
.

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	0166	CONC,PAVMT	0	0	12	17	204.00	UT	2.00	2.00	100	2005	2005	3	100	408	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	750	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	700	
6	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	750	

LAND DESCRIPTION

TOTAL OB/XF 6,108

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	0200	C	MBL HM	0		A-1	0.00	0.00	0.63	AC		1.00	1.00	1.00	18,000.00	18,000.00	11,340							

REVIEW DATE 07/30/2026 BY TP Total Acres: 0.63 Total Land Value: 11,340 Market: 0 Agricultural: 0 Common: 11,340 PRINTED 11/18/2026 BY SYS