

LOT 4 TUSTENUGGEE HILLS S/D.
697-633, 749-1284, 768-1924, 772

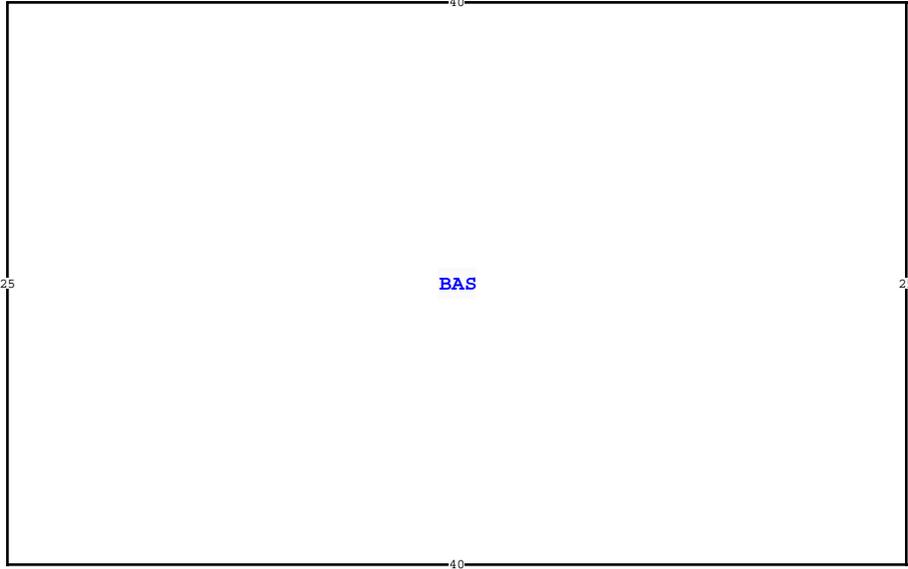
PINEDA DEYANIRA ALMANZAR
415 SW NEWTON CIR
FORT WHITE, FL 32038

2026

08-6S-17-09626-104
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
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
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	8617.0100 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,000	100	
TOTALS	1,000		1,000
			90,250

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100% - 2025		114.24		1997	2015	0	21.00	79.00
				Heated Area: 1000			HX Base Yr	2025			



VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		90,250
TOTAL MARKET OB/XF VALUE		11,700
TOTAL LAND VALUE - MARKET		52,260
TOTAL MARKET VALUE		154,210
SOH/AGL Deduction		6,707
ASSESSED VALUE		147,503
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		96,092
TOTAL JUST VALUE		154,210
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		143,625

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31856	M H	375	04/02/2014
25243	TR/TRAILER	50	11/20/2006
6939	M H	40	03/11/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1512/29	3/22/2024	WD	Q	I	01	195,000
GRANTOR: DAVIS ROGER W						
GRANTEE: PINEDA DEYANIRA ALM						
1480/289	11/22/2022	QC	U	I	11	100
GRANTOR: SNIPES DOLLIE						
GRANTEE: DAVIS ROGER W						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	100	0	0	0	0.00	0.00	100	2013
2	9945	Well/Sept	0	100	0	0	0	7,000.00	7,000.00	100	2013
3	0261	PRCH, UOP	0	100	0	0	0	0.00	0.00	100	2024
4	0261	PRCH, UOP	0	100	0	0	0	0.00	0.00	100	2024

TOTAL OB/XF											
11,700											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		00	0.00	0.00	4.02	AC	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W40 S25 E40 N25\$.											

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		00	0.00	0.00	4.02	AC		1.00	1.00	1.00	13,000.00	13,000.00	52,260							