LOT 42 TUSTENUGGEE HILLS S/D.
697-639, 749-2084, 829-368, 839-

SKLYAREVSKY IRINA
2940 WEST 5TH
BROOKLYN, NY 11224

2027

08-6S-17-09626-142

BUILDING CHARACTERISTICS

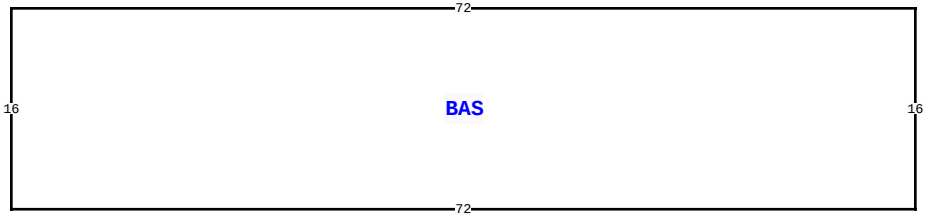
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	33,555
TOTALS	1,152			1,152	33,555

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,152	112.9000	67.74	78,036	2004	2004	0	0	0	57.00	43.00

2 MOBILE HME 0% - 0 Heated Area: 1152 HX Base Yr



11303 SW TUSTENUGGEE AVE, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0294	SHED WOOD/	0	0	10	14	1.00	UT	0.00	0.00	100	1997	1997	3	100	800	
2	0060	CARPORT F	0	0	22	25	550.00	UT	5.00	5.00	50	2005	2005	3	50	1,375	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	
6	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	33,555
TOTAL MARKET OB/XF VALUE	9,525
TOTAL LAND VALUE - MARKET	47,288
TOTAL MARKET VALUE	90,368
SOH/AGL Deduction	0
ASSESSED VALUE	90,368
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	90,368
TOTAL JUST VALUE	90,368
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	90,368

PRMT:3:1: TRVL TRL
PRMT:2:1: ALUMINUM CARPORT
SALE:2:1: LOT 42, TUSTENUGGE HILLS
BLDG:1:1: REDM MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22762	M H	250	02/01/2005
14895	M H	75	12/01/1998
13141	ADDN SFR	50	10/07/1997
13036	REMODEL	60	09/09/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1562/198	2/27/2026	WD	Q	I	01	55,000
GRANTOR: BAILEY CHRISTOPHER						
GRANTEE: SKLYAREVSKY IRINA						
1315/0864	4/27/2016	WD	Q	I	01	47,900
GRANTOR: IRONWOOD HOMES OF LAK						
GRANTEE: CHRISTOPHER & HEATH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W72 S16 E72 N16$.

LAND DESCRIPTION

TOTAL OB/XF 9,525

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		00	0.00	0.00	4.85	AC		1.00	1.00	0.75	13,000.00	9,750.00	47,288							

REVIEW DATE 10/05/2017 BY DF Total Acres: 4.85 Total Land Value: 47,288 Market: 0 Agricultural: 0 Common: 47,288 PRINTED 11/17/2026 BY SYS