COMM SE COR OF SW1/4 OF SE1/4, R
W 1015.07 FT FOR POB, CONT W 327
N 667.58 FT, E 327.39 FT, S 666.

JACOBSEN RICHARD ERIC
330 SW PHOENIX GLEN RD
FORT WHITE, FL 32038

2027

10-7S-16-04171-003

BUILDING CHARACTERISTICS

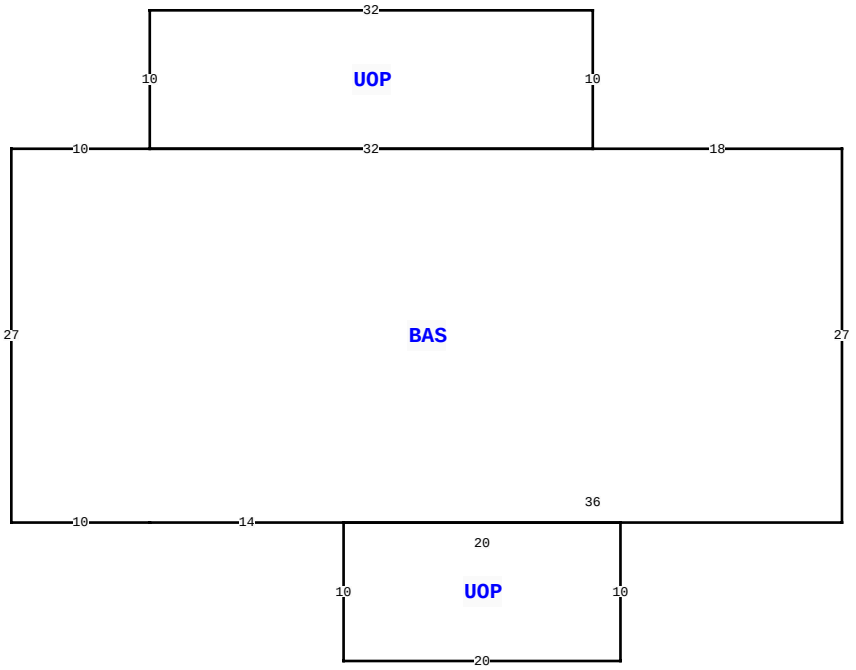
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	10716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	100,844
UOP	200	25		50	3,112
UOP	320	25		80	4,980
TOTALS	2,140			1,750	108,936

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	1,750	117.9000	113.18	198,065	2003	2003	0	0	0	45.00	55.00

1 MANUF 2 100% - 2021 Heated Area: 1620 HX Base Yr 2021



330 SW PHOENIX GLN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2010	2010	3	100	1,200	
2	0210	GARAGE U	0	100	30	40	1,200.00	UT	10.00	10.00	100	2010	2010	3	100	12,000	
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	20	11	1.00	UT	0.00	0.00	100	2010	2010	3	100	750	
5	0251	LEAN TO W/	0	100	8	10	80.00	UT	4.00	4.00	100	2010	2010	3	100	320	
6	0251	LEAN TO W/	0	100	8	10	80.00	UT	4.00	4.00	100	2010	2010	3	100	320	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	108,936
TOTAL MARKET OB/XF VALUE	21,590
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	195,526
SOH/AGL Deduction	69,882
ASSESSED VALUE	125,644
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	74,233
TOTAL JUST VALUE	195,526
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,662

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19788	M H	125	07/31/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1405/0817	2/07/2020	WD	Q	I	01	165,000
GRANTOR: RONALD EUGENE & BETSE						
GRANTEE: RICHARD ERIC JACOBS						
0954/2375	5/31/2002	WD	Q	V	01	100
GRANTOR: GLENN FARMS INC						
GRANTEE: RONALD WENZEL (TO C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 UOP= N10 W32 S10 E32$ W32 W10 S27 E10 E14 UOP= S10 E20 N10 W20$ E36 N27$.

LAND DESCRIPTION

TOTAL OB/XF 21,590

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	100		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							

REVIEW DATE 07/01/2026 BY NH Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS