

COMM SE COR OF SW1/4 OF SE1/4, R
 FT, W 2320.93 FT FOR POB, CONT W
 S 671.49 FT, E 325.24 FT, N 670.

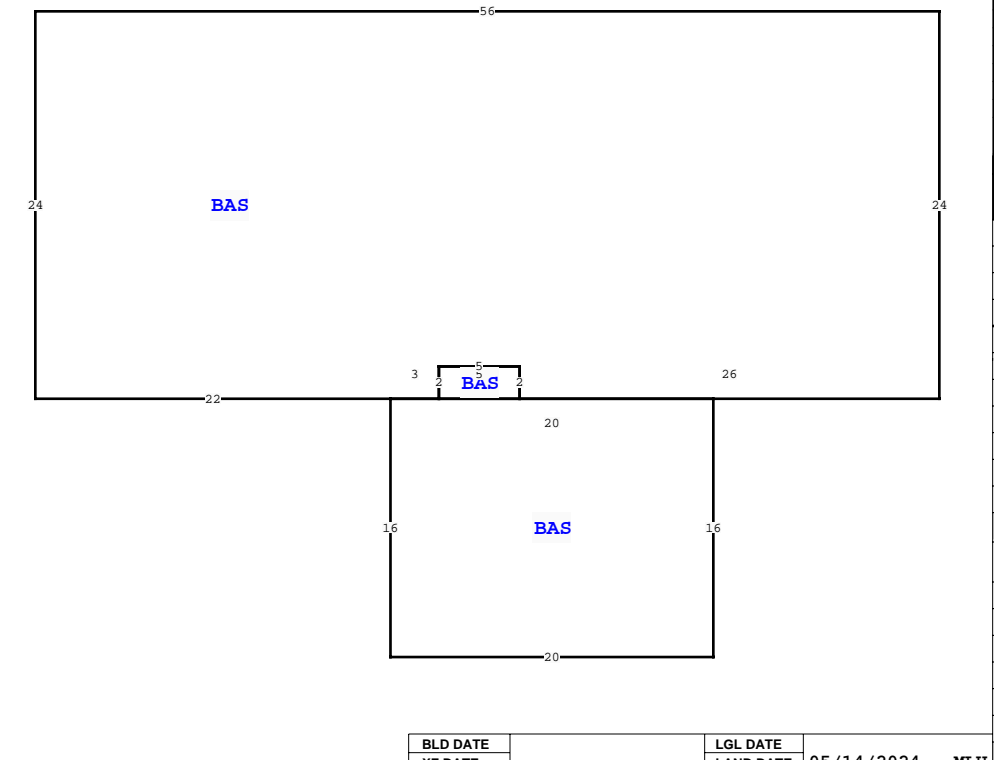
STRAWDER GEORGE M SR AKA MACK GEORGE STRAWDER
 P O BOX 854
 FORT WHITE, FL 32038-0854

2026

10-7S-16-04171-005


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
05	DRYWALL 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
3	100				
2	100				
1.	1.100				
01	CONV 100				
0	100				
02	02 100				
01	01 100				
03	03				
0200	MOBILE HOME				
			02		
10716.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	10	100		10	225
BAS	320	100		320	7,210
BAS	1,334	100		1,334	30,058
TOTALS	1,664			1,664	37,493

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	2009								
				Heated Area: 1664			HX Base Yr 2009				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		37,493	
TOTAL MARKET OB/XF VALUE		7,600	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		95,093	
SOH/AGL Deduction		44,761	
ASSESSED VALUE		50,332	
TOTAL EXEMPTION VALUE		HX HB 25,332	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		95,093	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		95,093	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23918	M H	457	12/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1479/2488	11/17/2022	LE U		I	14	100
GRANTOR: STRAWDER GEORGE M SR						
GRANTEE: STRAWDER JAMARI DAI						
1452/2207	11/03/2021	LE U		I	14	100
GRANTOR: STRAWDER GEORGE M SR						
GRANTEE: STRAWDER JAMARI DAI						

EXTRA FEATURES		554 SW PHOENIX GLN, FORT WHITE															
L N	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	0070	CARPOT UF	0	100	0	0			1.00	UT	0.00				3	100	300
2	0294	SHED WOOD/	0	100	0	0			1.00	UT	0.00				3	100	300
3	9945	Well/Sept	0	100	0	0			1.00	UT	7,000.00				3	100	7,000

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/14/2024	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W56 S24 E22 BAS= S16 E20 N16 W20\$ E3 BAS= E5 N2 W5 S2\$ N2 E5 S2 E26 N24\$.	

LAND DESCRIPTION																	TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,000									