

COMM SW COR OF SEC, RUN E
1383.96 FT TO E R/W MORRELL
RD, RUN N ALONG R/W 741.28 FT,

ENGLISH PATSY PRUITT
310 NW MANSFIELD DR
WHITE SPRINGS, FL 32096

2026

11-2S-16-01593-007
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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 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	5000	IMPROVED AG	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	11216.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,052	100	
FOP	176	35	
UOP	25	25	
UOP	340	25	
TOTALS	2,593		

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%	- 0	70.74	155,982	1993	1993	0	0	60.00	40.00

Heated Area: 2052 HX Base Yr

310 NW MANSFIELD DR, WHITE SPRINGS

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	62,393			
TOTAL MARKET OB/XF VALUE	15,423			
TOTAL LAND VALUE - MARKET	79,760			
TOTAL MARKET VALUE	89,808			
SOH/AGL Deduction	38,661			
ASSESSED VALUE	51,147			
TOTAL EXEMPTION VALUE	98 HX HB		51,147	
BASE TAXABLE VALUE	0			
TOTAL JUST VALUE	157,576			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	142,621			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37914	MAINT/ALTR	75	03/28/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1223/1209	4/06/2011	QC	U	I	11	100
GRANTOR: DAVID F ENGLISH						
GRANTEE: PATSY PRUITT ENGLIS						
0789/2308	5/05/1994	WD	U	I	34	22,000
GRANTOR: SUBRANDY LIMITED PART						
GRANTEE: DAVID F & FURBIE R						

EXTRA FEATURES																
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	0040	BARN, POLE	0	100	0	0		1.00	UT 0.00	0.00	100	2008	2008	3	100	800
2	0296	SHED METAL	0	100	11	15		165.00	UT 11.00	11.00	100	2008	2008	3	100	1,815
3	0070	CARPORT UF	0	100	18	20		360.00	UT 2.00	2.00	100	2008	2008	3	100	720
4	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	2008	2008	3	100	1,200
5	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000
6	0296	SHED METAL	0	100	24	12		288.00	UT 11.00	11.00	100	2008	2008	3	100	3,168
7	0070	CARPORT UF	0	100	18	20		360.00	UT 2.00	2.00	100	2008	2008	3	100	720
TOTAL OB/XF															15,423	

BUILDING NOTES		
BLD DATE		
XF DATE		
INC DATE		
LGL DATE	05/12/2026	MLU
LAND DATE		
AG DATE		

BUILDING DIMENSIONS		
BAS= W32 UOP= N10 W34 S10 E34\$ W44 S8 UOP= W5 S5 E5 N5\$ S19 E47 FOP= S11 E16 N11 W16\$ E29 N27\$.		

LAND DESCRIPTION																								
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	0102	C	SFR/MH	100		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							
2	5500	A	TIMBER 2	0		00	0.00	0.00	8.97	AC		1.00	1.00	1.00	445.00	445.00	3,992							
3	9910	M	MKT. VAL. AG	0		00	0.00	0.00	8.97	AC		1.00	1.00	1.00	8,000.00	8,000.00	71,760							