PART OF PRCLS A & B BETHEA ACRES
BEG NE COR OF NW1/4 OF SW1/4, RU
W 931.01 FT, N 656.25 FT, E 932.

WALDRON JAMES BLAINE/WALDRON CINDY
587 NW UNION PARK RD
WELLBORN, FL 32094

2027

11-3S-15-00157-102

BUILDING CHARACTERISTICS

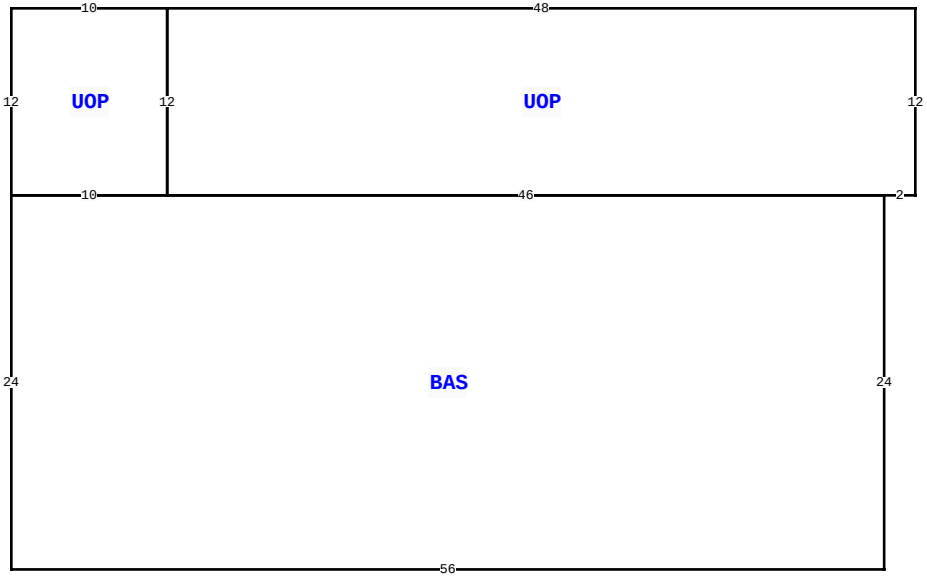
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 01
NEIGHBORHOOD/LOC	11315.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	37,385
UOP	120	25		30	834
UOP	576	25		144	4,006
TOTALS	2,040			1,518	42,225

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,518	115.9000	69.54	105,562	1996	1996	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2002 Heated Area: 1344 HX Base Yr 2002



587 NW UNION PARK RD, WELLBORN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
3	0263	PRCH,USP	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	800	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	
7	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,800	
8	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
9	0261	PRCH, UOP	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2023	2022		100	1,500	
10	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2026	2025		100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		42,225
TOTAL MARKET OB/XF VALUE		19,400
TOTAL LAND VALUE - MARKET		95,285
TOTAL MARKET VALUE		156,910
SOH/AGL Deduction		63,946
ASSESSED VALUE		92,964
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		41,553
TOTAL JUST VALUE		156,910
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		156,910

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052792	Mobile Home		04/02/2025
000052561	Right-of-Way Acce		03/12/2025
18642	M H	0	08/21/2001
12413	M H	125	04/15/1997
12114	M H	125	02/05/1997
9437	M H	125	03/10/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1517/1261	6/12/2024	QC	U	I	11	100
GRANTOR: BARKEVICH CINDY L						
GRANTEE: WALDRON JAMES BLAIN						
0861/2422	7/02/1998	QC	Q	I	01	0
GRANTOR: WESLEY DAVIS						
GRANTEE: SHARON DAVIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W46 UOP= N12 W10 S12 E10$ W10 S24 E56 N24$ UOP= E2 N12 W48 S12 E46$.

LAND DESCRIPTION

TOTAL OB/XF 19,400

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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							
2	0000	C	VAC RES	100		A-1	0.00	0.00	9.03	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,785							

REVIEW DATE 05/13/2025 BY randall Total Acres: 10.03 Total Land Value: 95,285 Market: 0 Agricultural: 0 Common: 95,285 PRINTED 11/17/2026 BY SYS