

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.

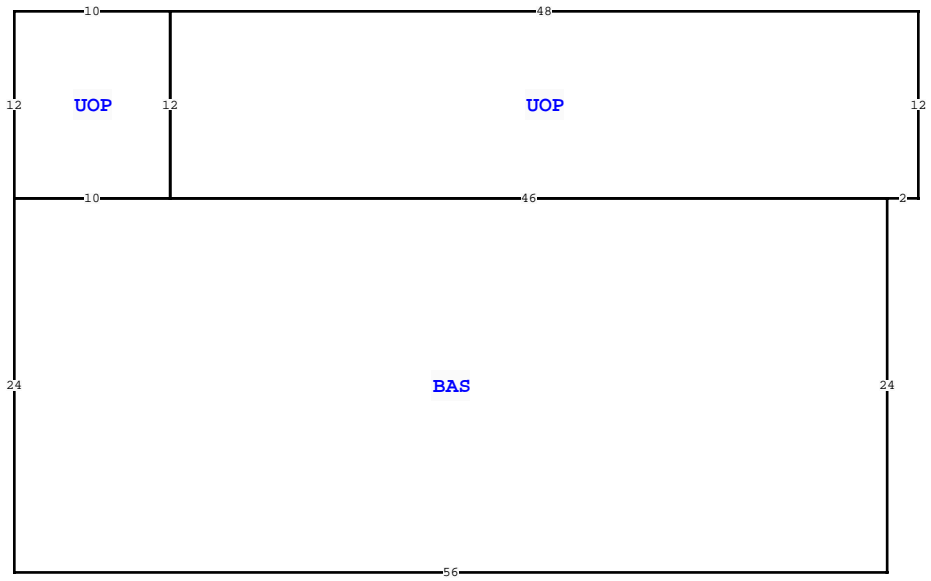
WALDRON JAMES BLAINE/WALDRON CINDY  
 587 NW UNION PARK RD  
 WELLBORN, FL 32094

**2026**

11-3S-15-00157-102

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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
Architctual	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
BAS	1,344	100	
UOP	120	25	
UOP	576	25	
TOTALS	2,040		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MOBILE HME	100%	- 2002								
				Heated Area: 1344			HX Base Yr 2002				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
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			66,654
ASSESSED VALUE			90,256
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			38,845
TOTAL JUST VALUE			156,910
NCON VALUE			7,000
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			144,895

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

EXTRA FEATURES		587 NW UNION PARK RD, WELLBORN														
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			0.00	100	2005	2005	3	100	200	
2	0080	DECKING	0	100	0	0			0.00	100	2016	2016	3	100	200	
3	0263	PRCH, USP	0	100	0	0			0.00	100	2016	2016	3	100	800	
4	9945	Well/Sept	0	100	0	0			7,000.00	7,000.00	100			3	100	7,000
5	0070	CARPORT UF	0	100	0	0			0.00	100	2016	2016	3	100	400	
6	0070	CARPORT UF	0	100	0	0			0.00	100	2016	2016	3	100	400	
7	0040	BARN, POLE	0	100	0	0			0.00	100	2016	2016	3	100	1,800	
8	0252	LEAN-TO W/	0	100	0	0			0.00	100	2016	2016	3	100	100	
9	0261	PRCH, UOP	0	100	0	0			1,500.00	1,500.00	100	2023	2022		1,500	
10	9945	Well/Sept	0	100	0	0			7,000.00	7,000.00	100	2026	2025		7,000	

TOTAL OB/XF												19,400												
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	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							

LAND DESCRIPTION		TOTAL OB/XF 19,400																							
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	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								