

LOT 58 CARDINAL FARMS UNREC:
 COMM AT SE COR OF SEC 11, RUN W
 1995.16 FT, W 60.18 FT, N 642.99

WHITTAKER RONDA/DOLEZAL DAVID
 247 SW HILLTOP TER
 FORT WHITE, FL 32038

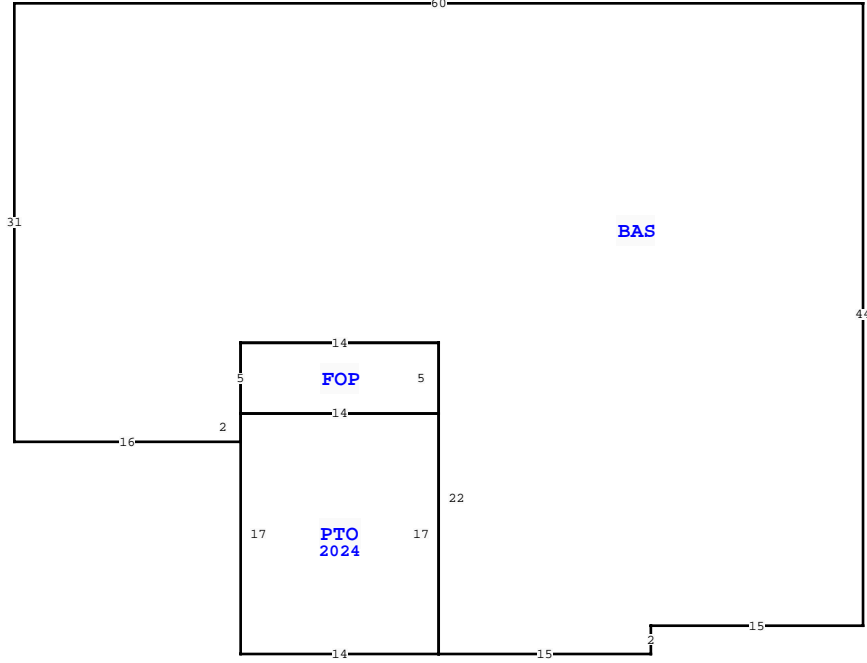
2026

11-6S-16-03815-158



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	70
Exterior Wall	19	COMMON BRK	30
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	60
Interior Floor	15	HARDTILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11616.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,182	100	
FOP	70	30	
PTO	238	5	2024
TOTALS	2,490		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MODULAR	1	100%	- 2024	Heated Area: 2182			HX Base Yr 2024			



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			210,313
TOTAL MARKET OB/XF VALUE			26,900
TOTAL LAND VALUE - MARKET			110,110
TOTAL MARKET VALUE			266,923
SOH/AGL Deduction			159,382
ASSESSED VALUE			107,541
TOTAL EXEMPTION VALUE	HX HB WX		56,411
BASE TAXABLE VALUE			51,130
TOTAL JUST VALUE			347,323
NCON VALUE			26,100
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			306,257

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28928	SFR	450	10/08/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1502/1823	11/08/2023	WD	Q	I	01	350,000
GRANTOR: ROBBINS SHANE T						
GRANTEE: WHITTAKER RONDA						
1278/0507	7/24/2014	QC	U	V	11	100
GRANTOR: TIFFANY ANNE FRENCH						
GRANTEE: SHANE THOMAS ROBBIN						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2014
2	0070	CARPORT UF	0	100	0	0	UT	1,600.00	1,600.00	100	2026
3	0030	BARN, MT	0	100	35	45	UT	24,500.00	24,500.00	100	2026

TOTAL OB/XF												26,900			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T				
1	0201	C	MOD HOME	100		A-1	0.00	0.00	2.51	AC	1.00				
2	6200	A	PASTURE 3	100					7.50	AC	1.00				
3	9910	M	MKT. VAL. AG	100					7.50	AC	1.00				

BUILDING NOTES											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
05/06/2026 MLU											

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W60 S31 E16 N2 N5 E14 S22 E15 N2 E15 N44 \$											
FOP=[ORIG=-44,29] E14 N5 W14 S5 \$											
PTO=[YR=2024;ORIG=-30,29] S17 W14 N17 E14 \$											

LAND DESCRIPTION												TOTAL OB/XF												26,900			
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	0201	C	MOD HOME	100		A-1	0.00	0.00	2.51	AC	1.00	1.00	1.00	11,000.00	11,000.00	27,610											
2	6200	A	PASTURE 3	100					7.50	AC	1.00	1.00	1.00	280.00	280.00	2,100											
3	9910	M	MKT. VAL. AG	100					7.50	AC	1.00	1.00	1.00	11,000.00	11,000.00	82,500											