COMM NW COR OF NE1/4 OF SE1/4, R
FT FOR POB, RUN E 325.87 FT, S 1
W 325.87 FT, N 1360.99 FT TO POB

CABALLERO ERNESTO/BOFFILL MALU M BATTLE
325 SW SCOUT GLEN
FT WHITE, FL 32038

2026

11-6S-16-03816-125

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

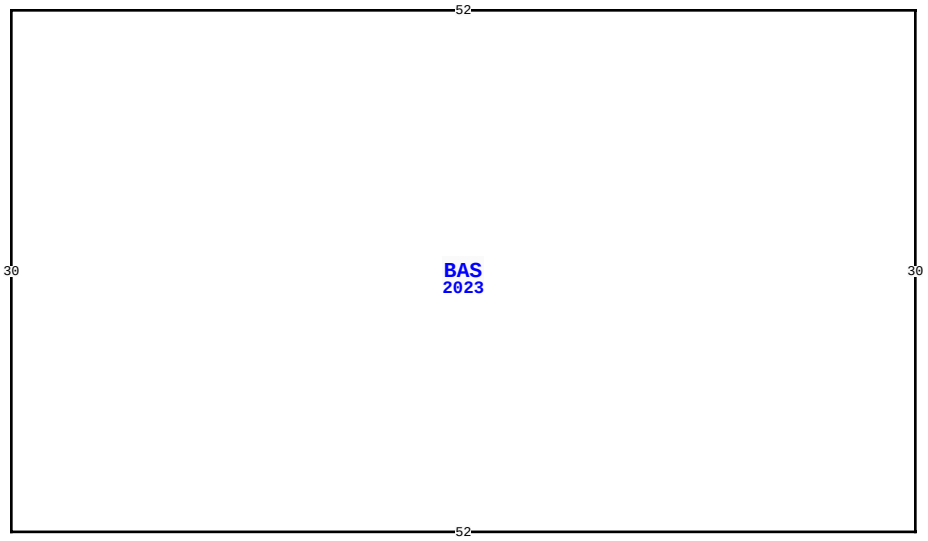
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	00	N/A 100
Stories	0	0 100
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 02
NEIGHBORHOOD/LOC	11616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	2023	1,560	141,294
TOTALS	1,560			1,560	141,294

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,560	113.5000	95.34	148,730	2022	2022	0	0	0	5.00	95.00

2 MANUF 1 100% - 2024 Heated Area: 1560 HX Base Yr 2024



325 SW SCOUT GLN, FORT WHITE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		141,294
TOTAL MARKET OB/XF VALUE		13,000
TOTAL LAND VALUE - MARKET		111,980
TOTAL MARKET VALUE		266,274
SOH/AGL Deduction		16,921
ASSESSED VALUE		249,353
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		197,942
TOTAL JUST VALUE		266,274
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		250,543

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045249	Electrical Servic	0	08/22/2022
000045046	Mobile Home		07/26/2022
40135	ELECTRICAL	0	07/10/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1468/644	5/24/2022	WD	Q	I	03	155,000
GRANTOR: RODRIGUEZ HENRY NELSO						
GRANTEE: CABALLERO ERNESTO						
1402/2177	1/07/2020	QC	U	I	11	0
GRANTOR: SANTI ORELBIS RODRIGU						
GRANTEE: HENRY NELSON DANIEL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=-102,-4] E52 S30 W52 N30 $
.

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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0255	MBL HOME S	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2025	2024		100	1,000	
3	0030	BARN,MT	0	100	50	30	1.00	UT	5,000.00	5,000.00	100	2025	2024		100	5,000	

LAND DESCRIPTION

TOTAL OB/XF 13,000

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			0.00	0.00	10.18	AC		1.00	1.00	1.00	11,000.00	11,000.00	111,980							

REVIEW DATE 04/29/2026 BY KS Total Acres: 10.18 Total Land Value: 111,980 Market: 0 Agricultural: 0 Common: 111,980 PRINTED 05/08/2026 BY SYS