COMM NW COR OF NE1/4 OF SE1/4, R
FOR POB, S 1362.86 FT, E 326.53
FT, W 324.61 FT TO POB. AKA LOT

ROSS RANDALL P/ROSS SHARON L
487 SW SCOUT GLN
FORT WHITE, FL 32038

2027

11-6S-16-03816-127

BUILDING CHARACTERISTICS

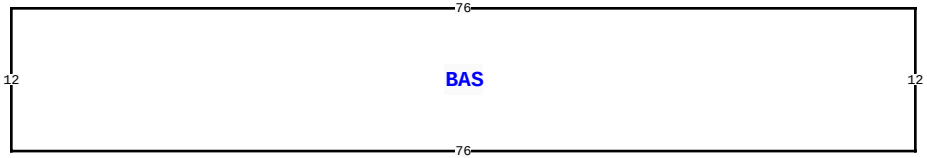
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	912	100		912	46,604
TOTALS	912			912	46,604

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	912	99.9000	92.91	84,734	1993	1993	0	0	0	45.00	55.00

1 MANUF 1 100% - 2016 Heated Area: 912 HX Base Yr 2016



487 SW SCOUT GLN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	3,000	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	900	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	400	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	800	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,000	
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
8	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	46,604
TOTAL MARKET OB/XF VALUE	13,500
TOTAL LAND VALUE - MARKET	111,980
TOTAL MARKET VALUE	172,084
SOH/AGL Deduction	91,597
ASSESSED VALUE	80,487
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	29,076
TOTAL JUST VALUE	172,084
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	172,585

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1294/1611	5/12/2015	WD	U	V	34	23,000

GRANTOR: SUBRANDY LIMITED PART

GRANTEE: RANDALL P & SHARON

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S12 E76 N12$.

LAND DESCRIPTION

TOTAL OB/XF 13,500

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 11/17/2026 BY SYS