

COMM SE COR OF SW1/4 OF SE1/4, R
S LINE 212.63 FT, N 985.30 FT FO
W 652.45 FT TO E R/W OLD WIRE RD

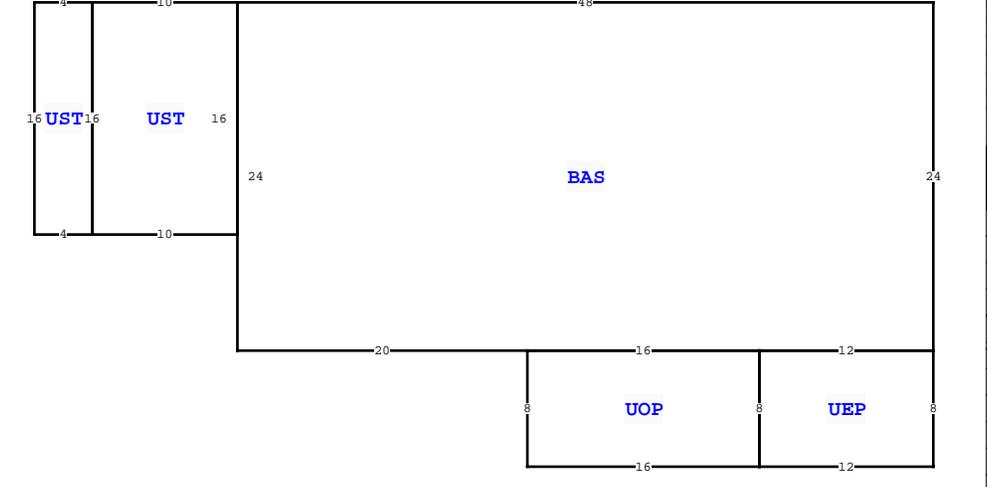
WARD ROY D/WARD BETSY J
6745 SW OLD WIRE RD
FORT WHITE, FL 32038-9668

2026

11-6S-16-03816-136

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Stories	1. 1. 100
Architectural	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,352	113.9000	71.76	97,020	1993	1993	0	0	60.00	40.00



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	1,152	100		1,152	33,067
UEP	96	70		67	1,923
UOP	128	25		32	918
UST	64	45		29	832
UST	160	45		72	2,067
TOTALS	1,600			1,352	38,808

6745 SW OLD WIRE RD, FORT WHITE

EXTRA FEATURES																
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	0296	SHED METAL	0	100	20	20	UT	5.00	5.00	100	2001	2001	3	100	2,000	
2	9945	Well/Sept	0	0	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0081	DECKING WI	0	100	0	0	UT	600.00	600.00	100	2026	2025		100	600	
4	0294	SHED WOOD/	0	100	25	30	UT	9,500.00	9,500.00	100	2026	2025		100	9,500	

LAND DESCRIPTION												TOTAL OB/XF												
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		A-1	0.00	0.00	4.67	AC		1.00	1.00	1.00	13,000.00	13,000.00	60,710							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			38,808
TOTAL MARKET OB/XF VALUE			19,100
TOTAL LAND VALUE - MARKET			60,710
TOTAL MARKET VALUE			118,618
SOH/AGL Deduction			52,529
ASSESSED VALUE			66,089
TOTAL EXEMPTION VALUE	HX HB	36,802	
BASE TAXABLE VALUE			29,287
TOTAL JUST VALUE			118,618
NCON VALUE			10,100
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			92,009
PRMT: 2:1: SCALPELLI			
PRMT: 1:1: WARD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
37070	PUMP/UTPOL	50	08/07/2018
13953	M H	125	05/01/1998
13177	M H	125	10/14/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0946/2270	12/01/2001	WD	Q	V		29,600
GRANTOR: SUBRANDY LTD PARTNERS						
GRANTEE: ROY D & BETSY J WAR						
0946/2243	11/26/2001	WD	Q	V	01	100
GRANTOR: ADNREW J DICKS						
GRANTEE: SUBRANDY LTD PARTNE						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W48 UST= W10 UST= W4 S16 E4 N16\$ S16 E10 N16\$ S24 E20 UOP= S8 E16 N8 W16\$ E16 UEP= S8 E12 N8 W12 \$ E12 N24\$.	