

AKA LOT 6 CROSS ROADS UNREC: COM  
OF NE1/4, RUN S 664.36 FT FOR PO  
S 664.36 FT, W 661.13 FT, N 664.

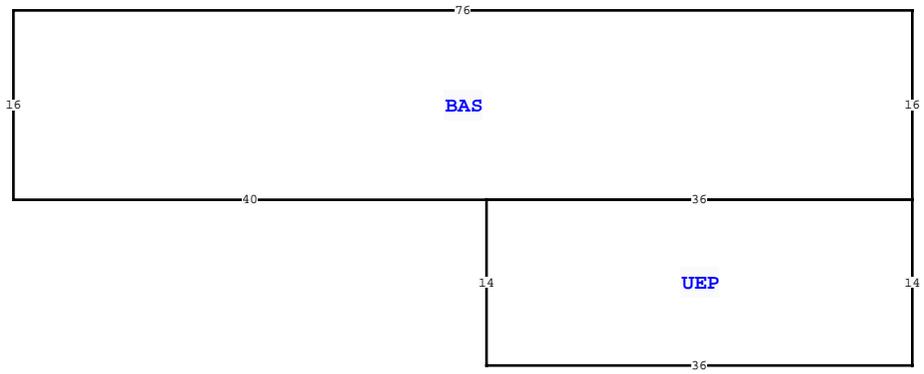
WRIGHT MARY M  
717 SW EXPLORER GLEN  
FORT WHITE, FL 32038

2026

12-6S-16-03816-106

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	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
Quality	05	05	
DOR CODE	5000	IMPROVED	AG
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	12616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,216	100	
UEP	504	70	
TOTALS	1,720		1,569

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 1999								
				Heated Area: 1216			HX Base Yr	1999			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			44,641
TOTAL MARKET OB/XF VALUE			12,050
TOTAL LAND VALUE - MARKET			111,100
TOTAL MARKET VALUE			70,239
SOH/AGL Deduction			27,931
ASSESSED VALUE			42,308
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			17,308
TOTAL JUST VALUE			167,791
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			150,514

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044700	Roof Replacement	7,000	06/16/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1046/0002	5/09/2005	WD	Q	V	06	100
GRANTOR: CLIFFORD & MARY WRIGH						
GRANTEE: RICHARD ALLEN WRIGH						
0932/0956	5/15/2001	WD	Q	V	01	20,000
GRANTOR: SUBRANDY LTD PARTNERS						
GRANTEE: CLIFFORD & MARY WRI						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	100	16	32	1.00	UT	0.00	0.00	100
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100
3	0040	BARN, POLE	0	100	20	45	900.00	UT	1.50	1.50	100
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100

TOTAL OB/XF											
12,050											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/06/2026	MLU				

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W76 S16 E40 UEP= S14 E36 N14 W36\$ E36 N16\$.											

LAND DESCRIPTION																								
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			0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	0			0.00	0.00	9.10	AC		1.00	1.00	1.00	280.00	280.00	2,548							
3	9910	M	MKT. VAL. AG	0			0.00	0.00	9.10	AC		1.00	1.00	1.00	11,000.00	11,000.00	100,100							