COMM NE COR OF SW1/4, RUN W 2268
RUN S 1363 FT, W 162.73 FT, N 13
162.73 FT TO POB, (PART OF PRCL

TUCKER JAMES R JR/BROWN CHONDRA T
559 SW SCOUT GLN
FORT WHITE, FL 32038

2027

12-6S-16-03816-128

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 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

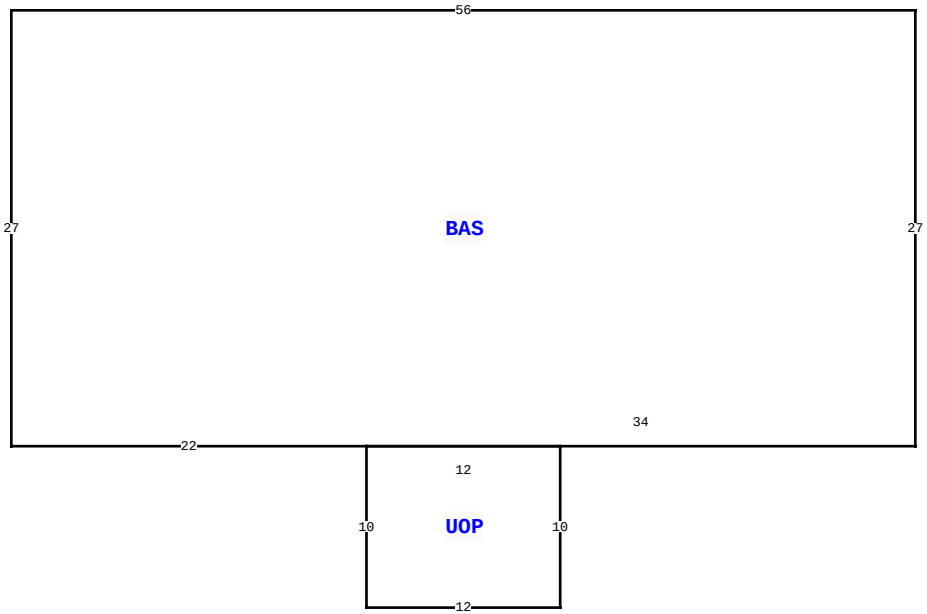
NEIGHBORHOOD/LOC 11616.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	42,784
UOP	120	25		30	849
TOTALS	1,632			1,542	43,632

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,542	117.9000	70.74	109,081	1997	1997	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2026 Heated Area: 1512 HX Base Yr



559 SW SCOUT GLN, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0296	SHED METAL	0	0	12	16	192.00	UT	5.00	5.00	100	1998	1998	3	100	960	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2014	2014	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2026	2025		100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	43,632
TOTAL MARKET OB/XF VALUE	9,160
TOTAL LAND VALUE - MARKET	66,170
TOTAL MARKET VALUE	118,962
SOH/AGL Deduction	0
ASSESSED VALUE	118,962
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	118,962
TOTAL JUST VALUE	118,962
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	118,962

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1568/2033	5/19/2026	QC	U	I	11	100
GRANTOR: BROWN CHONDRA T						
GRANTEE: TUCKER JAMES R JR						
1535/2558	3/19/2025	QC	U	I	11	100
GRANTOR: TUCKER JAMES R JR						
GRANTEE: BROWN CHONDRA T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S27 E22 UOP= S10 E12 N10 W12$ E34 N27$.

LAND DESCRIPTION

TOTAL OB/XF 9,160

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	0		A-1	0.00	0.00	5.09	AC		1.00	1.00	1.00	13,000.00	13,000.00	66,170							

REVIEW DATE 04/29/2026 BY KS Total Acres: 5.09 Total Land Value: 66,170 Market: 0 Agricultural: 0 Common: 66,170 PRINTED 11/17/2026 BY SYS