

COMM SW COR OF SE1/4, RUN E 1310
703.95 FT, E 650.5 FT FOR POB, C
650.03 FT, N 671.46 FT, W 650.03

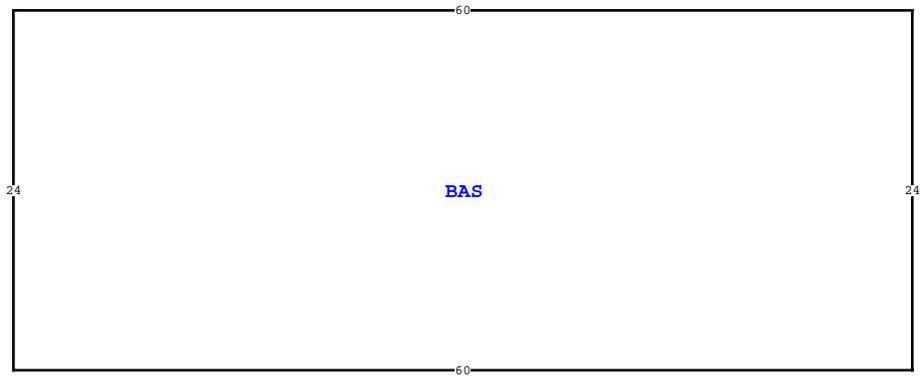
SUMNER JASON L/DEMERS JESSICA ANNE
1193 SW JASMINE ST
FORT WHITE, FL 32038

2026

12-6S-16-03816-414

ELEMENT		CD	CONSTRUCTION
Exterior Wall	31	VINYL	SID 100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR	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
Architctual	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Quality	03	03	
DOR CODE	0102	SFRES/MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	12616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,440	100	
TOTALS	1,440		1,440

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,440	93.8790	56.33	81,115	1981	1981	20	0	60.00	20.00
1 MOBILE HME 0% - 2018			Heated Area: 1440			HX Base Yr 2018					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 2	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	175,764			
TOTAL MARKET OB/XF VALUE	200			
TOTAL LAND VALUE - MARKET	95,190			
TOTAL MARKET VALUE	271,154			
SOH/AGL Deduction	68,264			
ASSESSED VALUE	202,890			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	151,479			
TOTAL JUST VALUE	271,154			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	272,833			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35601	SFR	648	07/25/2017
31581	M H	769	11/13/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1428/1753	1/08/2021	QC	U	I	30	100
GRANTOR: SUMNER JASON L						
GRANTEE: SUMNER JASON L						
1322/2715	9/07/2016	WD	Q	I	01	100,000
GRANTOR: DENNIS & HEATHER CHOU						
GRANTEE: JASON L SUMNER						

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	0169	FENCE/WOOD	0	100	0	0			0.00	100	2014	2014	3	100	200	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/07/2025	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W60 S24 E60 N24\$.	

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	0100	C	SFR	100		A-1	0.00	0.00	9.02	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,690							
2	0200	C	MBL HM	0					1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							

