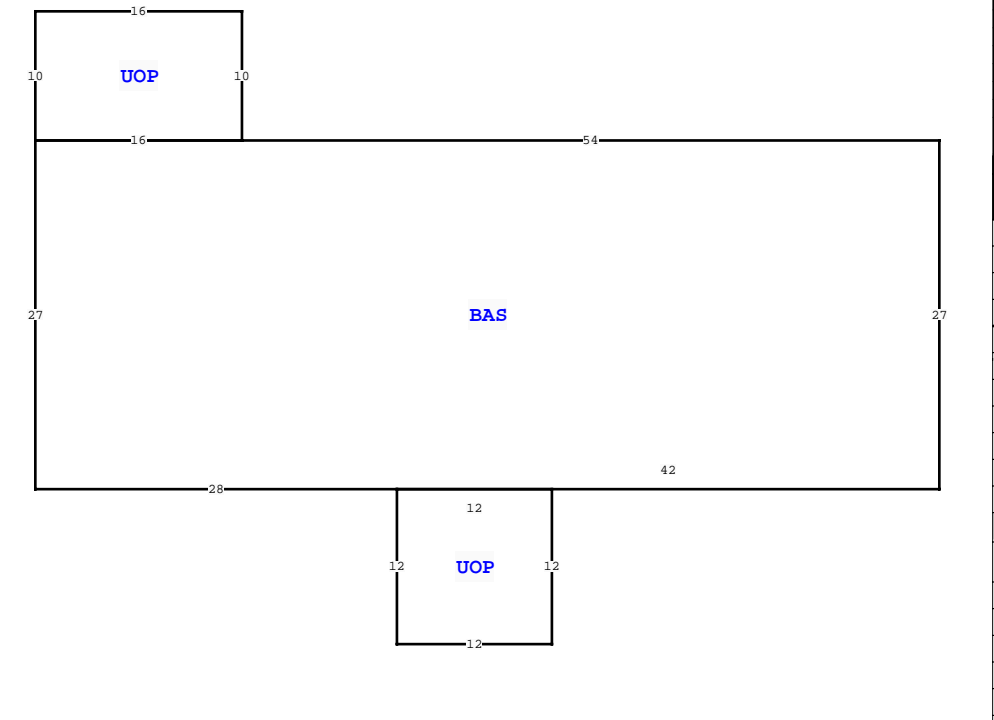


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectual	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	1,966	115.9000	69.54	136,716	1996	1996	0	0	60.00	40.00



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	12716.040 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,890	100		1,890	52,572
UOP	144	25		36	1,001
UOP	160	25		40	1,113
TOTALS	2,194			1,966	54,686

4469 SW US HIGHWAY 27 , FORT WHITE

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	1996	1996	3	100	1,200	
2	0031	BARN,MT AE	0	100	18	30	540.00	UT	10.00	100	2010	2010	3	100	5,400	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0060	CARPORT F	0	100	20	30	600.00	UT	3.50	100	2010	2010	3	100	2,100	

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	0102	C	SFR/MH	100		00	0.00	0.00	4.10	AC		1.00	1.00	0.80	13,000.00	10,400.00	42,640							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			54,686
TOTAL MARKET OB/XF VALUE			15,700
TOTAL LAND VALUE - MARKET			42,640
TOTAL MARKET VALUE			113,026
SOH/AGL Deduction			44,476
ASSESSED VALUE			68,550
TOTAL EXEMPTION VALUE	HX HB		43,550
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			113,026
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			103,186

SALE:2:1: LOT 6 REDFIELD S/D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10885	M H	125	03/13/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1515/1131	5/29/2024	WD	U	I	11	100

GRANTOR: RIVERS THEOPHILUS
GRANTEE: RIVERS THEOPHILUS
1276/0301 6/17/2014 WD U I 30 100
GRANTOR: THEOPHILUS & JENNIFER
GRANTEE: THEOPHILUS & JENNIF

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W54 UOP= N10 W16 S10 E16\$ W16 S27 E28 UOP= S12 E12 N12 W12\$ E42 N27\$.	