COMM NW COR OF NE1/4, RUN E
565.36 FT TO C/L ROBINSON
BRANCH, SW ALONG CREEK 693.29

STRICKLAND ROBERT A JR
5432 NW FALLING CREEK RD
WHITE SPRINGS, FL 32096

2027

13-2S-16-01603-142

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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	5000	IMPROVED AG

MAP NUM | MKT AREA 03

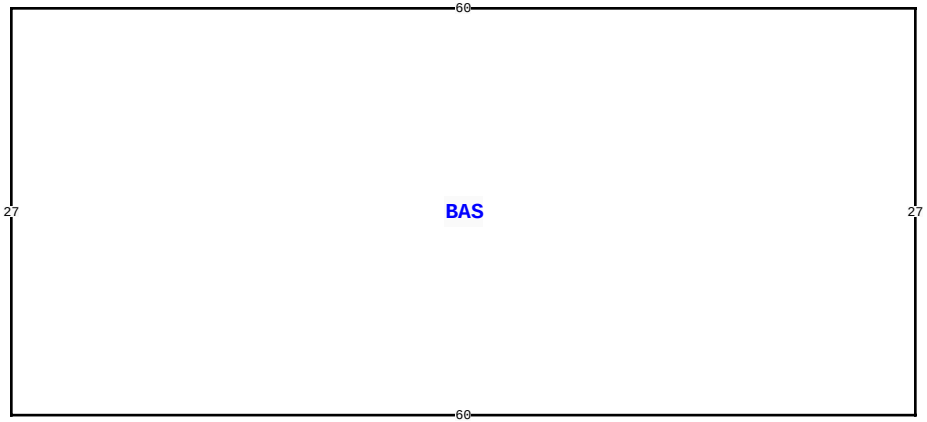
NEIGHBORHOOD/LOC 13216.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	45,451
TOTALS	1,620			1,620	45,451

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,620	116.9000	70.14	113,627	1986	1986	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2006 Heated Area: 1620 HX Base Yr 2006



COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		45,451
TOTAL MARKET OB/XF VALUE		7,000
TOTAL LAND VALUE - MARKET		83,400
TOTAL MARKET VALUE		64,191
SOH/AGL Deduction		34,159
ASSESSED VALUE		30,032
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		5,032
TOTAL JUST VALUE		135,851
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		135,851

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23260	M H	250	06/13/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0969/2616	11/15/2002	WD	Q	V	03	29,500

GRANTOR: LENVIL DICKS

GRANTEE: ROBERT STRICKLAND J

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S27 E60 N27$.

BLD DATE	
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	05/12/2026 MLU
AG DATE	07/28/2022 SPF

5432 NW FALLING CREEK RD, WHITE SPRINGS

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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	12.90	AC		1.00	1.00	1.00	445.00	445.00	5,740							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	12.90	AC		1.00	1.00	1.00	6,000.00	6,000.00	77,400							

REVIEW DATE 05/16/2023 BY jerry Total Acres: 13.90 Total Land Value: 11,740 Market: 77,400 Agricultural: 5,740 Common: 6,000 PRINTED 11/17/2026 BY SYS