

LOT 8 SANDY PINES S/D.
920-189, 949-394, WD 1464-2320,

BECKHAM JOHN/BECKHAM DONNA
441 SW RANDOLPH CT
FORT WHITE, FL 32038

2026

14-7S-16-04211-008
14-7S-16-04211-008

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	01	MINIMUM	100
Interior Floo	02	MIN PLYWD	100
Air Condition	01	NONE	100
Heating Type	01	NONE	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Quality	02	02	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	14716.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	672	100	
TOTALS	672		7,164

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
0801	02	672	48.4500	26.65	17,909	1980	1980		0	60.00	40.00												
1 MH/NOTITLE 0% - 2023 Heated Area: 672 HX Base Yr																							
<table border="1"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>05/06/2026</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td>MLU</td> </tr> </table>												BLD DATE		LGL DATE		XF DATE		LAND DATE	05/06/2026	INC DATE		AG DATE	MLU
BLD DATE		LGL DATE																					
XF DATE		LAND DATE	05/06/2026																				
INC DATE		AG DATE	MLU																				

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				7,164		
TOTAL MARKET OB/XF VALUE				7,000		
TOTAL LAND VALUE - MARKET				63,700		
TOTAL MARKET VALUE				77,864		
SOH/AGL Deduction				8,384		
ASSESSED VALUE				69,480		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				69,480		
TOTAL JUST VALUE				77,864		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				63,164		
LAND:1:1: 4.90 ACRES						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1464/2320	4/21/2022	WD	U	I	11	100
GRANTOR: DOWNING GARRY						
GRANTEE: BECKHAM JOHN						
0920/0189	1/02/2001	WD	Q	V		20,000
GRANTOR: R A GREENE TRUSTEE						
GRANTEE: BECKHAM'S						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W48 S14 E48 N14\$.						

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

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	0200	C	MBL HM	0		00	0.00	0.00	4.90	AC		1.00	1.00	1.00	13,000.00	13,000.00	63,700							