LOT 17 & 18 SANDY PINES

759-1131, 802-609, TD 1545-1046,

ALFORD TRISTAN/ALFORD SIDNEY
1339 SW SHILOH ST
FORT WHITE, FL 32038

2027

14-7S-16-04211-017

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 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	0200	MOBILE HOME

MAP NUM | MKT AREA 02

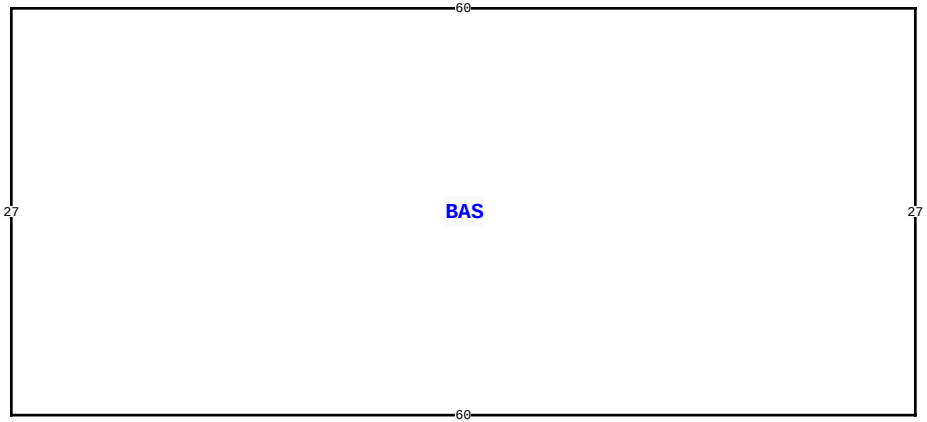
NEIGHBORHOOD/LOC 14716.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	94,384
TOTALS	1,620			1,620	94,384

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,620	113.9000	105.93	171,607	1997	1997	0	0	0	45.00	55.00

1 MANUF 1 0% - 2026 Heated Area: 1620 HX Base Yr



1339 SW SHILOH ST, FORT WHITE

BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE 05/06/2026 MLU | 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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2010	2010	3	100	1,200	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	500	
5	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,000	
6	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	300	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	94,384
TOTAL MARKET OB/XF VALUE	11,500
TOTAL LAND VALUE - MARKET	86,400
TOTAL MARKET VALUE	192,284
SOH/AGL Deduction	0
ASSESSED VALUE	192,284
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	192,284
TOTAL JUST VALUE	192,284
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	193,299

XFOB:2:1: BURN FSP

XFOB:1:1: OLD BURN OUT MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20535	M H	125	03/20/2003
20121	M H	125	11/08/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1574/924	8/05/2026	QC	U	I	11	100
GRANTOR: COLUMBIA FLORIDA HOLD						
GRANTEE: ALFORD TRISTAN						
1561/2087	2/25/2026	QC	U	I	11	100
GRANTOR: FLORIDA HOLDINGS TRUS						
GRANTEE: COLUMBIA FLORIDA HO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S27 E60 N27$.

LAND DESCRIPTION

TOTAL OB/XF 11,500

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		00	0.00	0.00	8.00	AC		1.00	1.00	0.90	12,000.00	10,800.00	86,400							

REVIEW DATE 07/07/2015 BY TW Total Acres: 8.00 Total Land Value: 86,400 Market: 0 Agricultural: 0 Common: 86,400 PRINTED 11/17/2026 BY SYS