

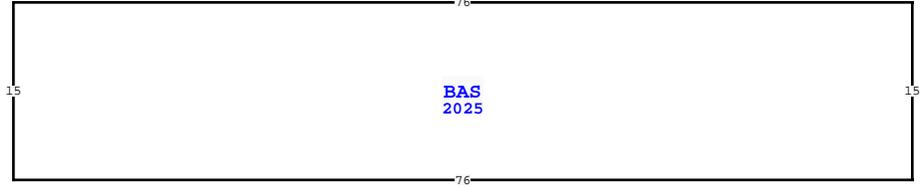
COMM SW COR OF NW1/4 OF SW1/4, R
TO A POINT OF S R/W LINE OF LASS
RUN N'RLY ALONG ARC 280.13 FT TO

KELLER MARY E
4916 NW LASSIE BLACK ST
WHITE SPRINGS, FL 32096

2026

15-2S-16-01615-008


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	03
NEIGHBORHOOD/LOC	15216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,140	100	2025
TOTALS	1,140		
TOTALS			1,140
TOTALS			118,085

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF 2	100% - 2025									
Heated Area: 1140						HX Base Yr 2025					
											
BLD DATE			LGL DATE			XF DATE			AG DATE		
			04/17/2025			MLU					

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			118,085
TOTAL MARKET OB/XF VALUE			11,600
TOTAL LAND VALUE - MARKET			9,595
TOTAL MARKET VALUE			139,280
SOH/AGL Deduction			0
ASSESSED VALUE			139,280
TOTAL EXEMPTION VALUE	HX HB WX SX		106,411
BASE TAXABLE VALUE			32,869
TOTAL JUST VALUE			139,280
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			141,819

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1539/246	4/30/2025	LE	U	I	14	100
GRANTOR: KELLER MARY E						
GRANTEE: KELLER MARY E (ENH)						
1528/2349	12/03/2024	WD	U	I	11	100
GRANTOR: BLANKENBAKER DEBORAH						
GRANTEE: KELLER MARY E						

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	0296	SHED METAL	0	100	0	0	1.00	UT	1,000.00	100	2021	2021		100	1,000	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2023	2022		100	2,000	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100	2025	2024		100	3,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	600.00	100	2025	2024		100	600	
5	0265	PRCH, UEP	0	100	0	0	1.00	UT	5,000.00	100	2025	2024		100	5,000	
TOTALS												11,600				

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2025;ORIG=12,16] E76 S15 W76 N15 \$	

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	100			0.00	0.00	1.01	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,595							