

LOT 3 BLOCK A ICHETUCKNEE PINES
629-744, 711-101, 747-853, 779-1

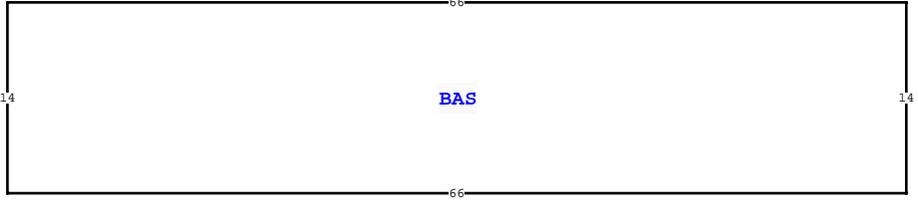
LYNCH EDWARD A
1805 SW CENTERVILLE AVE
FORT WHITE, FL 32038

2026

16-6S-16-03832-103


ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 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
Architactual	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	924	109.9000	65.94	60,929	1987	1987	0	0	60.00	40.00		
1 MOBILE HME 0% - 2024 Heated Area: 924 HX Base Yr													



Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	16616.010 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	924	100
TOTALS	924	24,372

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	24,372
TOTALS	924			924	24,372

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY PAGE 1 of 1 3			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	24,372		
TOTAL MARKET OB/XF VALUE	10,000		
TOTAL LAND VALUE - MARKET	55,000		
TOTAL MARKET VALUE	89,372		
SOH/AGL Deduction	0		
ASSESSED VALUE	89,372		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	89,372		
TOTAL JUST VALUE	89,372		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	89,372		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35580	RECONNECT	75	07/19/2017
20018	RECONNECT	50	10/07/2002
14314	M H	125	07/27/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1502/1109	11/03/2023	WD	Q	I	01	100,000
GRANTOR: HACKETT DEAN						
GRANTEE: LYNCH EDWARD A						
1337/0948	5/19/2017	QC	U	I	11	10,000
GRANTOR: DANA M OSER						
GRANTEE: DEAN & LYNN L HACKE						

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	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9947	Septic	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

5189 SW ELIM CHURCH RD, FORT WHITE										BLD DATE		LGL DATE	
										XF DATE		LAND DATE	04/07/2025
										INC DATE		AG DATE	MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W66 S14 E66 N14\$.													

LAND DESCRIPTION														TOTAL OB/XF 10,000										
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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							