

BEG SW COR OF SW1/4 OF NE1/4,
 RUN W 327.32 FT, S 693.69 FT
 TO N R/W OAKWOOD CT, E 123.57

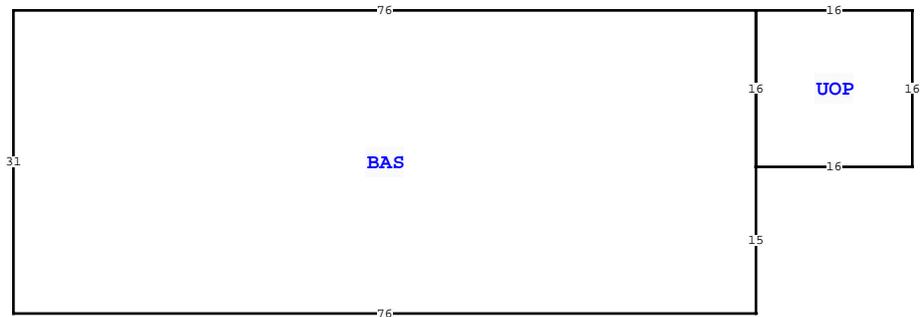
YOUNG DALE/YOUNG SHELLEY
 253 SW KERNAN GLN
 FT WHITE, FL 32038

2026

16-6S-16-03832-232

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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	16616.020 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,356	100	
UOP	256	25	
TOTALS	2,612		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2006								
				Heated Area: 2356			HX Base Yr 2006				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			69,464
TOTAL MARKET OB/XF VALUE			9,150
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			143,614
SOH/AGL Deduction			64,494
ASSESSED VALUE			79,120
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			27,709
TOTAL JUST VALUE			143,614
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			130,303

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16289	M H	125	11/16/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1043/0390	4/07/2005	WD	Q	I		100,000
GRANTOR: PETER G & KATHLEEN S						
GRANTEE: DALE & SHELLEY YOUN						
0891/0659	10/29/1999	WD	Q	V		17,000
GRANTOR: M WEAVER						
GRANTEE: PETER & KATHLEEN KO						

EXTRA FEATURES		253 SW KERNAN GLN, FORT WHITE														
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	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	100	1999	1999	3	100	1,200	
2	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	100	2006	2006	3	100	200	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0		1.00	UT 0.00	100	2015	2015	3	100	750	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		05/07/2026	MLU

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W76 S31 E76 N15 UOP= E16 N16 W16 S16S N16S.											

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							