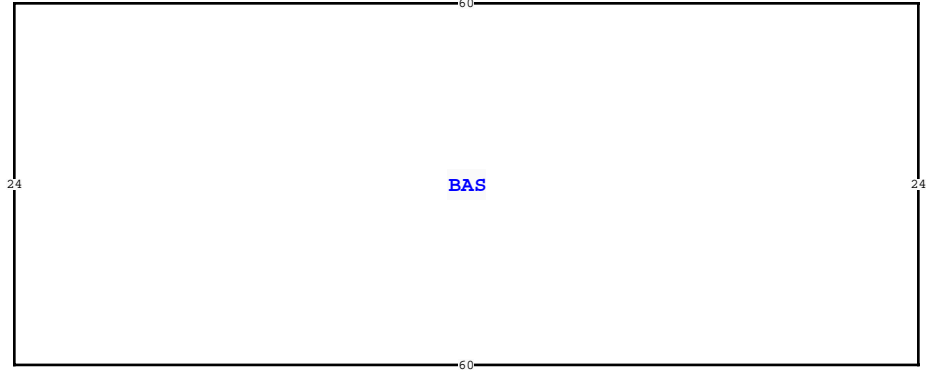




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	13	LAM/VNLPLK	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Architectural	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	17617.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	87,658
TOTALS	1,440			1,440	87,658

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0202	02	1,440	114.1000	110.68	159,379	2004	2004	0	0	45.00	55.00
1 MANUF 2		100% - 2020		Heated Area: 1440				HX Base Yr 2020			



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		87,658	
TOTAL MARKET OB/XF VALUE		9,200	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		161,858	
SOH/AGL Deduction		64,074	
ASSESSED VALUE		97,784	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		46,373	
TOTAL JUST VALUE		161,858	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		153,664	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042979	Electrical Servic	0	10/19/2021
38211	MAINT/ALTR	75	06/06/2019
21986	M H	322	06/21/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1386/2169	6/13/2019	WD Q	I	01		125,000
GRANTOR: MARK A & EUGENIA A HU						
GRANTEE: RONNIE C & PAMELA D						
1151/1305	5/01/2008	WD Q	I	01		0
GRANTOR: SUBRANDY						
GRANTEE: HUMPHREY						

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	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
2	0262	PRCH,FOP	0	100	0	0	UT	0.00	0.00	100	2013	2013	3	100	800	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2013	2013	3	100	200	

TOTALS		12321 SW TUSTENUGGEE AVE, FORT WHITE		BLD DATE	LGL DATE	XF DATE	LAND DATE	INC DATE	AG DATE	05/07/2026	MLU
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BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS= W60 S24 E60 N24\$.	

LAND DESCRIPTION												TOTAL OB/XF												9,200				
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											