

COMM AT SE COR OF E1/2 OF SW 1/4
N 423.10 FT TO POB. CONT N 362.7
601.76 FT, S 362.72, E 601.76 FT

PERKINS ALLEN RAY/LAMONTAGNE TARA L
479 NW SLEEPY CT
WHITE SPRINGS, FL 32096

2026

18-2S-16-01642-007
18-2S-16-01642-007

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	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
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	18216.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	728	100	2024
TOTALS	728		

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
0201	02	728	114.0000	107.16	78,012	2017	2017	0	0	16.00	84.00													
1 MANUF 1 100% - 2024			Heated Area: 728				HX Base Yr 2024																	
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>05/11/2026</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					05/11/2026	MLU
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				05/11/2026	MLU																			

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			65,530
TOTAL MARKET OB/XF VALUE			11,000
TOTAL LAND VALUE - MARKET			45,090
TOTAL MARKET VALUE			121,620
SOH/AGL Deduction			7,671
ASSESSED VALUE			113,949
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			62,538
TOTAL JUST VALUE			121,620
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			113,160

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046998	Mobile Home		04/19/2023
000045902	Electrical Servic	0	11/14/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1500/1012	10/01/2023	QC	U	I	11	100
GRANTOR: LAMONTAGNE TARA L						
GRANTEE: PERKINS ALLEN RAY						
1476/601	9/26/2022	QC	U	V	11	100
GRANTOR: POPE LINDA J						
GRANTEE: LAMONTAGNE TARA L						

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
1	0294	SHED WOOD/	0	100	0	0		1.00	UT 4,000.00	4,000.00	100	2023
2	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100	2024

TOTAL OB/XF												
11,000												
479 NW SLEEPY CT, WHITE SPRINGS												

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2024;ORIG=10,12] E56 S13 W56 N13 \$												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0200	C	MBL HM	100			0.00	0.00	5.01	AC		1.00