LOT 1, EX BEG NW COR, RUN E
229.48 FT, SW 105.93 FT TO N
LINE OF STEPHEN FOSTER DRIVE,

TOWNSEND ROBERT C
447 NW STEPHEN FOSTER DR
WHITE SPRINGS, FL 32096

2027

18-2S-16-01646-000

BUILDING CHARACTERISTICS

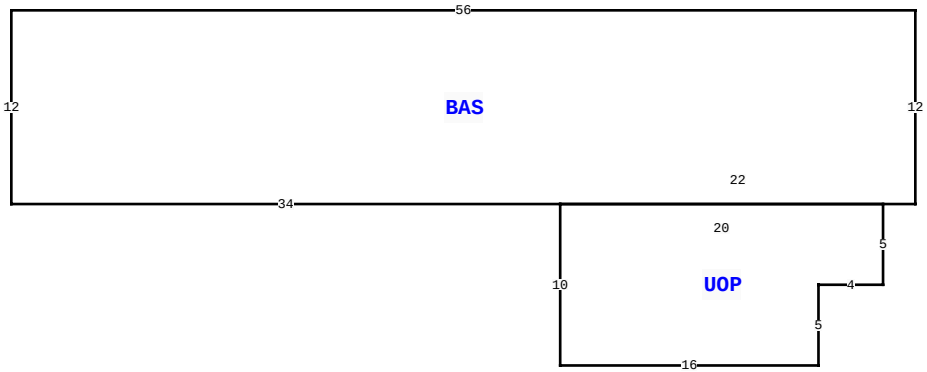
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	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 03
NEIGHBORHOOD/LOC	18216.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	44,223
UOP	180	25		45	2,962
TOTALS	852			717	47,185

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0300	02	717	89.9000	109.68	78,641	1975	1975	0	0	0	40.00	60.00

1 SFR PILING 100% - 1998 Heated Area: 672 HX Base Yr 1998



447 NW STEPHEN FOSTER DR, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	47,185
TOTAL MARKET OB/XF VALUE	8,400
TOTAL LAND VALUE - MARKET	33,728
TOTAL MARKET VALUE	89,313
SOH/AGL Deduction	48,396
ASSESSED VALUE	40,917
TOTAL EXEMPTION VALUE	HX HB 25,000
BASE TAXABLE VALUE	15,917
TOTAL JUST VALUE	89,313
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	89,313

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0604/0717	9/01/1986	WD	Q	V	01	1,500

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S12 E34 UOP= S10 E16 N5 E4 N5 W20$ E22 N12$.

EXTRA FEATURES

LN	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	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0261	PRCH, UOP	0	100	0	0	1.00	UT	800.00	800.00	100	2023	2022		100	800	

LAND DESCRIPTION

TOTAL OB/XF 8,400

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		00	0.00	0.00	124.00	FF		1.00	1.00	0.85	320.00	272.00	33,728							

REVIEW DATE 03/05/2018 BY JS Total Acres: 0.00 Total Land Value: 33,728 Market: 0 Agricultural: 0 Common: 33,728 PRINTED 11/17/2026 BY SYS