E1/2 OF THE FOLLOWING:
COMM AT NE COR, RUN W 3932.32
FT FOR POB, CONT W 657.94 FT,

SNIPES JOHN F/SNIPES MELODY S
230 SW HEATHER CT
FT WHITE, FL 32038

2027

18-6S-17-09696-106

BUILDING CHARACTERISTICS

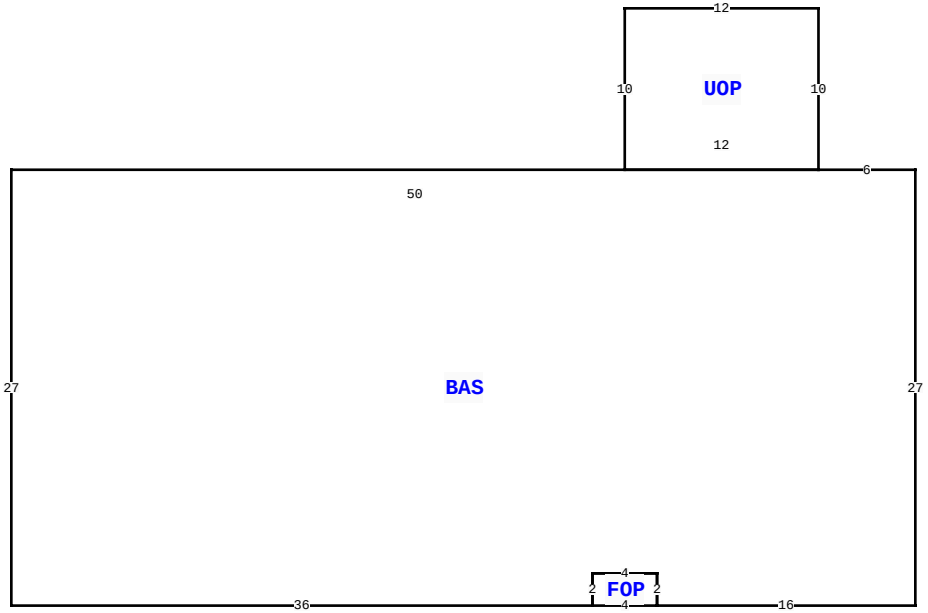
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	18617.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,504	100		1,504	117,896
FOP	8	35		3	235
UOP	120	25		30	2,352
TOTALS	1,632			1,537	120,482

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,537	113.9000	105.93	162,814	2014	2013	0	0	0	26.00	74.00

1 MANUF 1 100% - 2014 Heated Area: 1504 HX Base Yr 2014



230 SW HEATHER CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

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	0296	SHED METAL	0	100	12	16	192.00	UT	9.00	9.00	100	2013	2013	3	100	1,728	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		120,482
TOTAL MARKET OB/XF VALUE		8,728
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		194,210
SOH/AGL Deduction		93,930
ASSESSED VALUE		100,280
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		48,869
TOTAL JUST VALUE		194,210
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		195,508

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31295	M H	462	07/30/2013
23539	SFR	624	08/25/2005
21905	TR/TRAILER	150	05/24/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1257/2004	7/09/2013	WD	Q	V	03	48,000
GRANTOR: LOWELL D CHESBOROUGH						
GRANTEE: JOHN F & MELODY S S						
1191/0984	3/15/2010	WD	Q	V	01	73,700
GRANTOR: CARMEN P & MARILYN M						
GRANTEE: LOWELL D CHESBOROUG						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W6 UOP= N10 W12 S10 E12$ W50 S27 E36 FOP= E4 N2 W4 S2$ N2 E4 S2 E16 N27$.

LAND DESCRIPTION

TOTAL OB/XF 8,728

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		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							

REVIEW DATE 10/16/2017 BY BC Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS