

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	31 VINYL SID 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	12 HARDWOOD 50				
Interior Floor	14 CARPET 50				
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	18716.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	91,868
UOP	120	25		30	1,893
UOP	144	25		36	2,272
TOTALS	1,720			1,522	96,032

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,522	119.5000	114.72	174,604	1986	2000	0	0	45.00	55.00		
1 MANUF 1 0% - 2025 Heated Area: 1456 HX Base Yr													



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VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	96,032		
TOTAL MARKET OB/XF VALUE	8,200		
TOTAL LAND VALUE - MARKET	28,000		
TOTAL MARKET VALUE	132,232		
SOH/AGL Deduction	0		
ASSESSED VALUE	132,232		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	132,232		
TOTAL JUST VALUE	132,232		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	127,231		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23098	M H	322	05/03/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1459/20	2/04/2022	WD Q	Q	I	01	132,000
GRANTOR: FOSTER CHRISTY						
GRANTEE: PURVIS JONATHAN						
1268/2593	1/28/2014	WD Q	Q	I	01	49,500
GRANTOR: WILLIAM GROOT JR & GE						
GRANTEE: RICHARD & CHRISTY F						

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	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
2	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

TOTAL OB/XF														8,200
425 SW LONGHORN TER, FORT WHITE														
BLD DATE														
XF DATE														
INC DATE														
LGL DATE														
LAND DATE														
AG DATE														
05/08/2026 MLU														

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W17 UOP= N3 W10 N6 W10 S9 E20\$ W35 S28 E14 UOP= S8 E18 N8 W18\$ E38 N28 \$.	

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	DPHT 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	0		A-1	100.00	440.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							