LOT 4 COLUMBIA ACRES S/D.

ORB 429-487, DC 835-1094,

DUNN ROBERT J/DUNN CONNIE M
2200 SW CR 778
FORT WHITE, FL 32038

2026

18-7S-17-10013-004

BUILDING CHARACTERISTICS

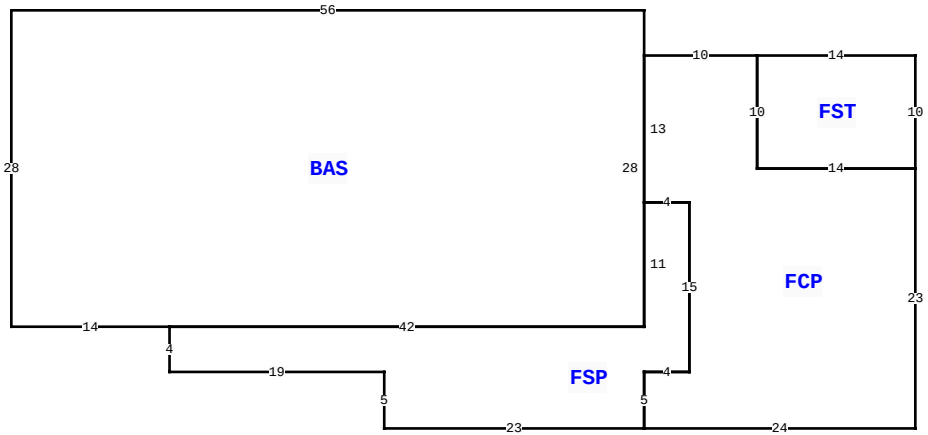
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	18717.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,568	100		1,568	43,616
FCP	592	25		148	4,117
FSP	343	40		137	3,811
FST	140	55		77	2,142
TOTALS	2,643			1,930	53,685

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,930	115.9000	69.54	134,212	1993	1993	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1998 Heated Area: 1568 HX Base Yr 1998



2200 SW COUNTY ROAD 778 , FORT WHITE

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	
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

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	53,685
TOTAL MARKET OB/XF VALUE	7,100
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	125,785
SOH/AGL Deduction	66,617
ASSESSED VALUE	59,168
TOTAL EXEMPTION VALUE	HX HB 34,168
BASE TAXABLE VALUE	25,000
TOTAL JUST VALUE	125,785
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	115,785

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0835/1095	2/26/1997	WD	Q	I		70,000

GRANTOR: BROWNLEE

GRANTEE: ROBERT & CONNIE DUN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S28 E14 FSP= S4 E19S5 E23 FCP= E24 N23 FST= N10 W14 S10 E14$ W14 N10 W10 S13 E4 S15 W4 S5$ N5 E4 N15 W4S11 W42$ E42 N28$.

LAND DESCRIPTION

TOTAL OB/XF 7,100

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	0102	C	SFR/MH	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 12/12/2017 BY DF Total Acres: 5.21 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 06/09/2026 BY SYS