LOTS 8 & 9 HERNDON ACRES S/D.

792-2838, 833-1951, 847-537,

DOUGLAS LEON DANIEL/DOUGLAS MINNIE
351 SW BOUNDARY WAY
FORT WHITE, FL 32038

2027

19-6S-16-03876-109

BUILDING CHARACTERISTICS

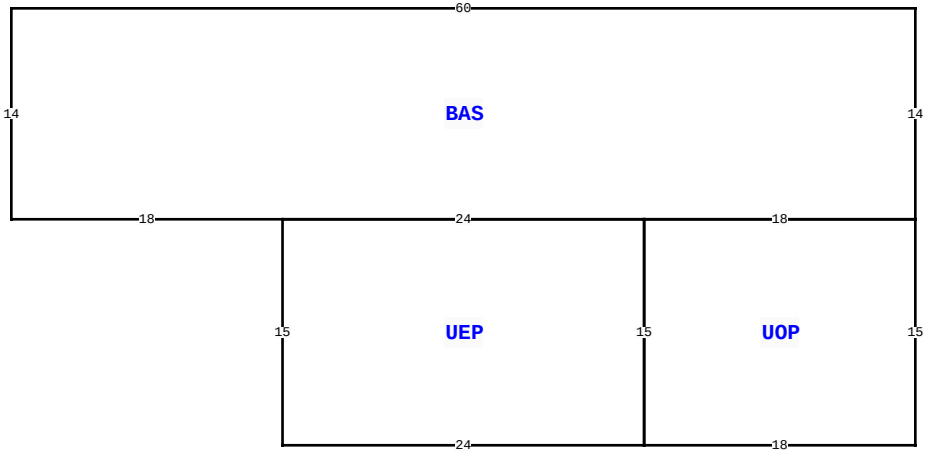
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	05	AVERAGE 10
Roof Structur	02	SHED 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		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	19616.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100		840	20,926
UEP	360	70		252	6,278
UOP	270	25		68	1,694
TOTALS	1,470			1,160	28,898

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,160	103.8000	62.28	72,245	1992	1992	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1998 Heated Area: 840 HX Base Yr 1998



351 SW BOUNDARY WAY, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/09/2022 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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	500	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
4	0255	MBL HOME S	0	100	0	0	1.00	UT	500.00	500.00	100	2026	2025		100	500	
5	0020	BARN,FR	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2026	2025		100	2,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		28,898
TOTAL MARKET OB/XF VALUE		10,200
TOTAL LAND VALUE - MARKET		32,400
TOTAL MARKET VALUE		71,498
SOH/AGL Deduction		3,811
ASSESSED VALUE		67,687
TOTAL EXEMPTION VALUE	HX HB	42,687
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		71,498
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		71,498

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12696	M H	125	06/25/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1445/2200	8/25/2021	QC	U	I	11	100
GRANTOR: DOUGLAS LEON DANIEL						
GRANTEE: DOUGLAS LEON DANIEL						
0792/2838	6/24/1994	AG	U	V	13	8,000
GRANTOR: JAMES L & BETTY ANN H						
GRANTEE: LEON DANIEL DOUGLAS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S14 E18 UEP= S15 E24 N15 W24$ E24 UOP= S15 E18 N15 W18$ E18 N14$.

LAND DESCRIPTION

TOTAL OB/XF 10,200

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		A-1	0.00	0.00	2.00	LT		1.00	1.00	0.90	18,000.00	16,200.00	32,400							

REVIEW DATE 05/18/2026 BY AJ Total Acres: 4.37 Total Land Value: 32,400 Market: 0 Agricultural: 0 Common: 32,400 PRINTED 11/17/2026 BY SYS