

COMM NW COR OF SE1/4, RUN S 30 F
 CUMORAH HILL RD FOR POB, RUN E A
 53.80 FT, S 632.5 FT, W 688.43 F

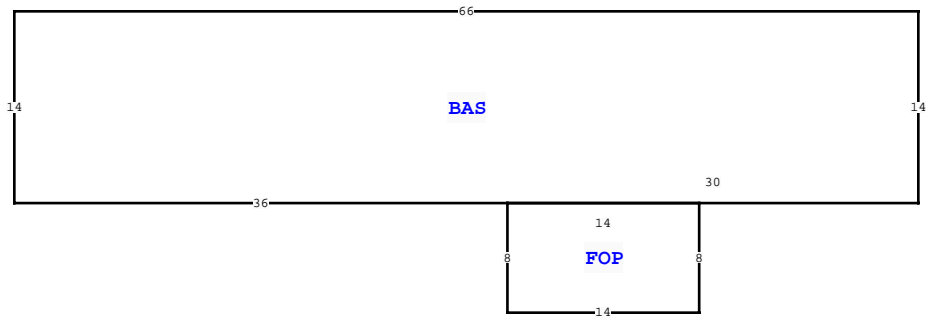
WILSON LACIE CHARISE/WILSON DEANNA LEIGH
 578 SW CUMORAH HILL ST
 FORT WHITE, FL 32038

2026

19-6S-17-09698-021


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|----------------|------------|
| ELEMENT | CD | | |
| Exterior Wall | 26 | ALM SIDING 100 | |
| Roof Structur | 03 | GABLE/HIP 100 | |
| Roof Cover | 12 | MODULAR MT 100 | |
| Interior Wall | 05 | DRYWALL 100 | |
| Interior Floor | 14 | CARPET 90 | |
| Interior Floor | 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 | 19617.00 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 924 | 100 | |
| FOP | 112 | 35 | |
| TOTALS | 1,036 | | 963 27,249 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--------------------|------------|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|-----------------------------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 1 | MOBILE HME | 0% | - 2025 | 70.74 | 68,123 | 1993 | 1993 | 0 | 0 | 60.00 | 40.00 | Heated Area: 924 HX Base Yr | |



BAS

FOP

| COLUMBIA COUNTY PROPERTY | | | | PAGE 1 of 2 | 3 | |
|---|-------------|-----------|--------|-------------|--------|------------|
| VALUATION SUMMARY | | | | | | |
| VALUATION BY | | | | STANDARD | | |
| Tax Group: 3 | | | | Tax Dist: | | |
| BUILDING MARKET VALUE | | | | 113,170 | | |
| TOTAL MARKET OB/XF VALUE | | | | 10,000 | | |
| TOTAL LAND VALUE - MARKET | | | | 110,000 | | |
| TOTAL MARKET VALUE | | | | 233,170 | | |
| SOH/AGL Deduction | | | | 0 | | |
| ASSESSED VALUE | | | | 233,170 | | |
| TOTAL EXEMPTION VALUE | | | | 0 | | |
| BASE TAXABLE VALUE | | | | 233,170 | | |
| TOTAL JUST VALUE | | | | 233,170 | | |
| NCON VALUE | | | | 0 | | |
| INCOME VALUE | | | | 0 | | |
| PREVIOUS YEAR MKT VALUE | | | | 218,170 | | |
| XFOB:1:1: 1993 SKYLINE MH | | | | | | |
| SALE:1:1: 10 ACRES /MARKET 1800 @AC/ | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | |
| SALES DATA | | | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1515/2309 | 5/31/2024 | PB | U | I | 18 | 0 |
| GRANTOR: CLERK OF COURT (WILSO | | | | | | |
| GRANTEE: WILSON LACIE CHARIS | | | | | | |
| 1354/1855 | 3/02/2018 | WD | Q | I | 01 | 95,000 |
| GRANTOR: JACQUELINE A HIGGINS, | | | | | | |
| GRANTEE: ALVIE WAYNE WILSON | | | | | | |
| BUILDING NOTES | | | | | | |
| BUILDING DIMENSIONS | | | | | | |
| BAS= W66 S14 E36 FOP= S8 E14N8 W14\$ E30 N14\$. | | | | | | |

| EXTRA FEATURES | | BLD DATE | | XF DATE | | INC DATE | | LGL DATE | | LAND DATE | | AG DATE | | | | | |
|----------------|------------|-------------|-----|---------|---|----------|-------|----------|----------|----------------|-----------|---------|-------------|---|--------|-----------------|-------|
| L | 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 | 0 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| 2 | 9947 | Septic | 0 | 0 | 0 | 0 | 1.00 | UT | 3,000.00 | 3,000.00 | 100 | | | 3 | 100 | 3,000 | |

| TOTAL OB/XF | | | | | | | | | | | | | | 10,000 | |
|------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--------|--|
| 578 SW CUMORAH HILL ST, FORT WHITE | | | | | | | | | | | | | | | |
| MLU | | | | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | TOTAL OB/XF | | | | | | | | | | | | 10,000 | | | | | | | | |
|------------------|----------|-----|----------------------|-------------|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH 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 | 0.00 | 0.00 | 9.00 | AC | | 1.00 | 1.00 | 1.00 | 11,000.00 | 11,000.00 | 99,000 | | | | | | | |
| 2 | 0200 | C | MBL HM | 0 | | A-1 | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 11,000.00 | 11,000.00 | 11,000 | | | | | | | |

| REVIEW DATE | | | | | | | | | | | | | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 03/13/2018 BY TW Total Acres: 10.00 Total Land Value: 110,000 Market: 0 Agricultural: 0 Common: 110,000 PRINTED 06/22/2026 BY SYS | | | | | | | | | | | | | | | | | | | | | | | |

COMM NW COR OF SE1/4, RUN S 30 F
 CUMORAH HILL RD FOR POB, RUN E A
 53.80 FT, S 632.5 FT, W 688.43 F

WILSON LACIE CHARISE/WILSON DEANNA LEIGH
 578 SW CUMORAH HILL ST
 FORT WHITE, FL 32038

2026

19-6S-17-09698-021


| ELEMENT | | CD | BUILDING CHARACTERISTICS | | |
|--------------------|------------------|-------------|--------------------------|--------------|----------------------|
| | | | 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 | 70 | | |
| Interior Floo | 08 | SHT VINYL | 30 | | |
| Air Condition | 03 | CENTRAL | 100 | | |
| Heating Type | 04 | AIR DUCTED | 100 | | |
| Bedrooms | | 3 | 100 | | |
| Bathrooms | | 2 | 100 | | |
| Stories | 1. | 1. | 100 | | |
| Architectual Units | 01 | CONV | 100 | | |
| | | 0 | 100 | | |
| Quality | 04 | 04 | | | |
| DOR CODE | 0200 MOBILE HOME | | | | |
| MAP NUM | | MKT AREA | 02 | | |
| NEIGHBORHOOD/LOC | 19617.00 | | 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,512 | 100 | | 1,512 | 85,921 |
| TOTALS | 1,512 | | | 1,512 | 85,921 |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--------------------|-------|-----------|-------------|----------------|-------------------|------------|-----|------|------|------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 2 | MANUF | 1 | 0% | - 2025 | | | | | | | |
| | | | | | Heated Area: 1512 | HX Base Yr | | | | | |

BAS

578 SW CUMORAH HILL ST, FORT WHITE

| L | OB/XF | 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 |
|---|-------|-------------|-----|-----|---|---|-------|----|-------|----------------|-----------|---------|-------------|---|--------|-----------------|-------|
| | | | | | | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|---|----------|-------|-------|-------------|-------------|---|-----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D | DPHT FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| | | | | | | | | | | | | | | | | | | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | PAGE 2 of 2 | 3 |
|---------------------------|-----------|-------------|---|
| VALUATION SUMMARY | | | |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | 113,170 | |
| TOTAL MARKET OB/XF VALUE | | 10,000 | |
| TOTAL LAND VALUE - MARKET | | 110,000 | |
| TOTAL MARKET VALUE | | 233,170 | |
| SOH/AGL Deduction | | 0 | |
| ASSESSED VALUE | | 233,170 | |
| TOTAL EXEMPTION VALUE | | 0 | |
| BASE TAXABLE VALUE | | 233,170 | |
| TOTAL JUST VALUE | | 233,170 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 218,170 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
| | | | |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1515/2309 | 5/31/2024 | PB | U | I | 18 | 0 |
| GRANTOR: CLERK OF COURT (WILSO | | | | | | |
| GRANTEE: WILSON LACIE CHARIS | | | | | | |
| 1354/1855 | 3/02/2018 | WD | Q | I | 01 | 95,000 |
| GRANTOR: JACQUELINE A HIGGINS, | | | | | | |
| GRANTEE: ALVIE WAYNE WILSON | | | | | | |

| BUILDING NOTES |
|----------------|
| |

| BUILDING DIMENSIONS |
|-------------------------|
| BAS= W56 S27 E56 N27\$. |