

BUILDING CHARACTERISTICS		CONSTRUCTION	
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	14	CARPET	90
Interior Floor	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
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	19717.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,368	100	
FOP	80	35	
FOP	288	35	
TOTALS	1,736		

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%	- 2026	70.74	105,898	1974	2000	0	0	60.00	40.00

  

Heated Area: 1368 HX Base Yr

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			42,359
TOTAL MARKET OB/XF VALUE			8,193
TOTAL LAND VALUE - MARKET			18,540
TOTAL MARKET VALUE			69,092
SOH/AGL Deduction			0
ASSESSED VALUE			69,092
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			69,092
TOTAL JUST VALUE			69,092
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			64,972
SALE:2:1: LOT 70, SASSAFRAS ACRES			
XFOB:2:1: CHAMPION MH			
SALE:1:1: LOT 70 SASSAFRAS ACRES INCLUDES MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1476/2066	10/05/2022	LE	U	I	14	100
GRANTOR: WESOLOWSKI BARBARA A						
GRANTEE: WESOLOWSKI BARBARA						
1381/0098	3/25/2019	WD	Q	I	01	58,000
GRANTOR: MARJORIE A HUCK						
GRANTEE: BARBARA A WESOLOWSK						

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	0040	BARN, POLE	0	0	36	26		0.00	100	0	0	3	100	1,193	
2	9945	Well/Sept	0	0	0	0		7,000.00	100			3	100	7,000	

TOTAL OB/XF												8,193	
1253 SW BOBCAT DR, FORT WHITE													MLU
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		05/08/2026	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W21 S24 E33 FOP= S8 E10N8 W10\$ E24 N24 W12 FOP= N12 W24 S12 E24\$ W24\$.											

LAND DESCRIPTION												TOTAL OB/XF												8,193
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		00	0.00	0.00	1.03	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,540							