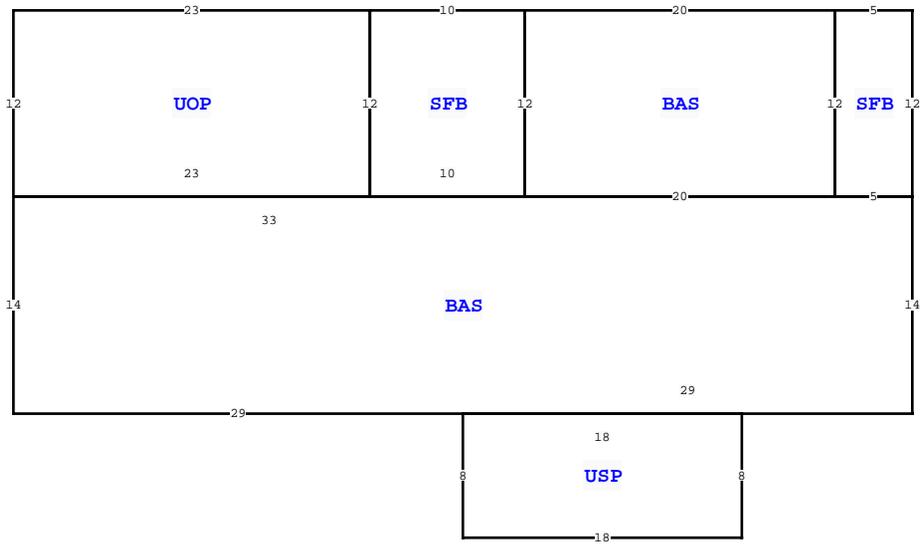


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	26 ALM SIDING 60
Exterior Wall	31 VINYL SID 40
Roof Structure	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	19717.010 1.00/

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0101	01	1,301	115.8000	94.96	123,543	1981	1981	0	0	40.00	60.00	
1 SFR/MH CON 0% - 2021 Heated Area: 1232 HX Base Yr												



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	13,674
BAS	812	100		812	46,265
SFB	60	80		48	2,735
SFB	120	80		96	5,470
UOP	276	20		55	3,134
USP	144	35		50	2,849
TOTALS	1,652			1,301	74,126

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	0294	SHED WOOD/	0	0	10	16	160.00	UT	14.00	14.00	100	1993	1993	3	100	2,240	
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	700	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

196 SW ATLAS DR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 3

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		74,126
TOTAL MARKET OB/XF VALUE		9,940
TOTAL LAND VALUE - MARKET		23,520
TOTAL MARKET VALUE		107,586
SOH/AGL Deduction		10,307
ASSESSED VALUE		97,279
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		97,279
TOTAL JUST VALUE		107,586
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		107,586

XFOB:2:1: WEST MH
BLDG:1:1: WEST MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052372	Electrical Servic	0	02/18/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1408/1260	4/20/2017	QC	U	I	11	100

GRANTOR: DUDLEY HOLDEN MANSFIE
GRANTEE: THOMAS DYER MANSFIE

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1316/2629	4/04/2016	QC	U	I	11	100

GRANTOR: THOMAS MANSFIELD
GRANTEE: AUDREY MANSFIELD &

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W5 BAS= N12 W20 S12 E20\$ W20 SFB= N12 W10 UOP= W23 S12 E23 N12\$ S12 E10\$ W33 S14 E29 USP= S8 E18 N8 W18\$ E29 N14\$ SFB= N12 W5 S12 E5\$.

LAND DESCRIPTION TOTAL OB/XF 9,940

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	0100	C	SFR	0		00	0.00	0.00	1.68	AC		1.00	1.00	1.00	14,000.00	14,000.00	23,520							