

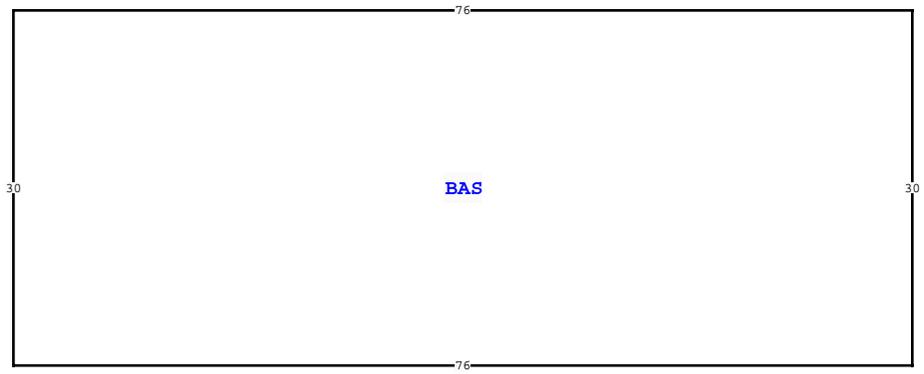
LOT 94 SASSAFRAS ACRES S/D.  
ORB 319-422, 674-069,  
WD 1075-2227.

FLATLEY RACHEL T  
261 SW ATLAS DR  
FORT WHITE, FL 32038

**2026**

19-7S-17-10024-094  


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
Architectual Units	01	CONV	100
		0	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	2,280	100	
TOTALS	2,280		154,142

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
3	MANUF	1	100%	- 2011	Heated Area: 2280			HX Base Yr 2011				
												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE										05/06/2026	MLU	
LAND DATE												
AG DATE												

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		154,142	
TOTAL MARKET OB/XF VALUE		27,646	
TOTAL LAND VALUE - MARKET		83,640	
TOTAL MARKET VALUE		265,428	
SOH/AGL Deduction		134,541	
ASSESSED VALUE		130,887	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		79,476	
TOTAL JUST VALUE		265,428	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		258,111	
SALE:1:1: LOT 94 SASSAFRAS AC/VAL=16100. SATISFY A			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048100	Roof Replacement	9,900	09/13/2023
28589	M H	570	05/21/2010
16343	STORAGE	170	11/30/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1075/2227	2/17/2006	WD Q	Q	I		117,000
GRANTOR: ALBERT L & BARBARA AU						
GRANTEE: RACHEL T FLATLEY						
0674/0069	1/09/1989	WD U	V			14,000
GRANTOR: DLC CATTLE						
GRANTEE: AUDETTE ALBERT						

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
1	0294	SHED WOOD/	0	100 14 20	1.00	UT	0.00	0.00	100	1993	1993	3
2	0261	PRCH, UOP	0	100 0 0	1.00	UT	0.00	0.00	100	2017	2017	3
3	9945	Well/Sept	0	100 0 0	1.00	UT	7,000.00	7,000.00	100			3
4	0031	BARN, MT AE	0	100 36 24	1.00	UT	19,000.00	19,000.00	100	2023	2000	100
TOTALS												
261 SW ATLAS DR, FORT WHITE												

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W76 S30 E76 N30\$.	

LAND DESCRIPTION										TOTAL OB/XF														
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	100		00	0.00	0.00	6.97	AC		1.00	1.00	1.00	12,000.00	12,000.00	83,640							