COMM NE COR OF SE1/4 OF NE1/4, R
C/L OF A 60 FT RD EASEMENT, W AL
FT, CONT ALONG C/L S 40 DEG W 91

BYRD DOUGLAS C
424 SW BONIFAY GLEN
FORT WHITE, FL 32038

2027

19-7S-17-10026-020

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 02

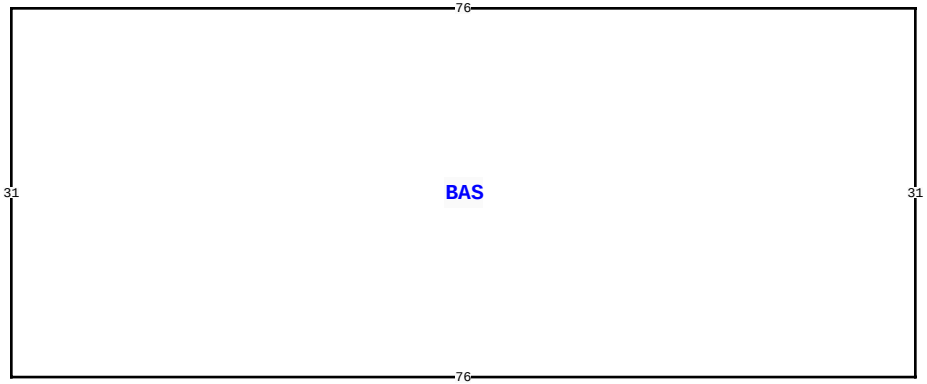
NEIGHBORHOOD/LOC 19717.030 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	149,834
TOTALS	2,356			2,356	149,834

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,356	117.9000	109.65	258,335	2009	2008	0	0	0	42.00	58.00

2 MANUF 1 100% - 2009 Heated Area: 2356 HX Base Yr 2009



424 SW BONIFAY GLN, FORT WHITE

BLD DATE		LGL DATE	05/08/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		149,834
TOTAL MARKET OB/XF VALUE		6,900
TOTAL LAND VALUE - MARKET		20,340
TOTAL MARKET VALUE		177,074
SOH/AGL Deduction		73,921
ASSESSED VALUE		103,153
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		51,742
TOTAL JUST VALUE		177,074
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		178,687

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048782	Roof Replacement	6,500	12/04/2023
27278	M H	421	08/22/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0969/2369	12/15/2002	WD	Q	V	01	100

GRANTOR: THOMAS & MERILYN BYRD

GRANTEE: DOUGLAS BYRD

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S31 E76 N31$.

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	100	
2	0030	BARN,MT	0	100	20	20	400.00	UT	14.00	14.00	100	2007	2007	3	100	5,600	
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 6,900

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.13	AC		1.00	1.00	1.00	18,000.00	18,000.00	20,340							

REVIEW DATE 12/19/2023 BY JS Total Acres: 1.13 Total Land Value: 20,340 Market: 0 Agricultural: 0 Common: 20,340 PRINTED 11/17/2026 BY SYS