

LOT 16 DAVIS S/D, EX THE W
157.20 FT AS DESC 868-498.
486-178, 790-544, AFD 994-

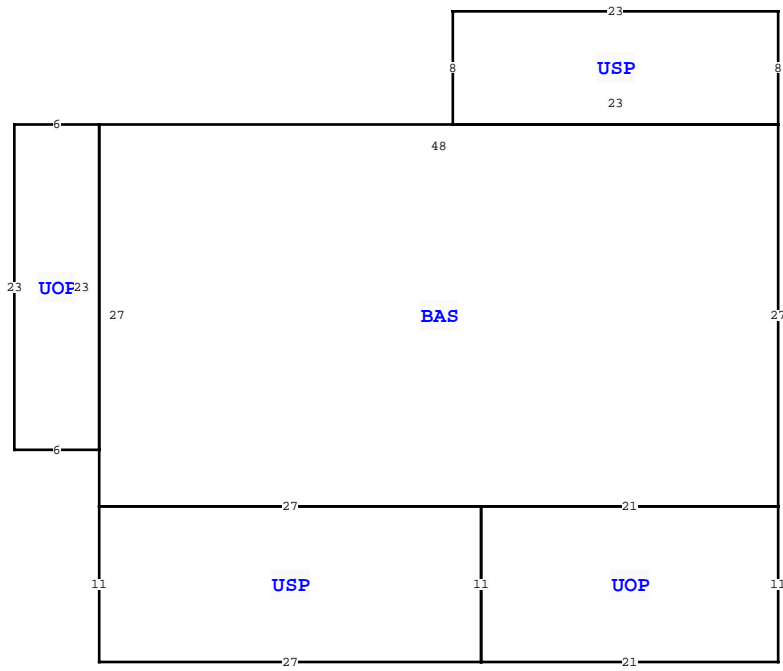
TOMLINSON NATHANIEL A/TOMLINSON BRANDY R
573 NW LONNIE LN
WHITE SPRINGS, FL 32064

2026

20-2S-16-01657-016

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	31 VINYL SID 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	3 100				
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 03				
NEIGHBORHOOD/LOC	20216.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	91,779
UOP	138	25		34	2,408
UOP	231	25		58	4,107
USP	184	35		64	4,532
USP	297	35		104	7,365
TOTALS	2,146			1,556	110,192

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,556	115.9000	108.95	169,526	1995	2010	0	0	35.00	65.00		
1 MANUF 1 0% - 0 Heated Area: 1296 HX Base Yr													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	110,192			
TOTAL MARKET OB/XF VALUE	9,600			
TOTAL LAND VALUE - MARKET	22,500			
TOTAL MARKET VALUE	142,292			
SOH/AGL Deduction	5,602			
ASSESSED VALUE	136,690			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	136,690			
TOTAL JUST VALUE	142,292			
NCON VALUE	0			
INCOME VALUE	0			
PREVIOUS YEAR MKT VALUE	141,753			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37031	RECONNECT	75	07/26/2018
13256	M H	125	11/04/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1381/0407	3/22/2019	WD Q	Q	I	01	89,900
GRANTOR: ROBERT & ERIKKA CORBE						
GRANTEE: NATHANIEL A & BRAND						
1357/2605	4/13/2018	WD U	U	I	18	38,000
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: ROBERT & ERIKKA COR						

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	12	12	1.00	UT	0.00	100	1993	1993	3	100	600	
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	100	1993	1993	3	100	400	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000
4	0296	SHED METAL	0	0	0	0	1.00	UT	800.00	800.00	100	2023	2022		100	800
5	0040	BARN, POLE	0	0	0	0	1.00	UT	800.00	800.00	100	2023	2022		100	800

TOTAL OB/XF														9,600
573 NW LONNIE LN, WHITE SPRINGS														
BLD DATE														LGL DATE
XF DATE														LAND DATE
INC DATE														AG DATE
														05/08/2026
														MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W48 UOP= W6 S23 E6 N23\$S27 USP= S11 E27 N11 W27\$ E27UOP= S11 E21 N11 W21\$ E21 N27\$ USP= N8 W23 S8 E23\$.													

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	0		A-1	0.00	0.00	3.00	AC		1.00	1.00	0.75	10,000.00	7,500.00	22,500							