N1/2 OF NW1/4 OF NE1/4 OF SE1/4
328-95, WD 1022-329,

MOON NANETTE
P O BOX 464
FORT WHITE, FL 32038

2027

20-5S-16-03667-010

BUILDING CHARACTERISTICS

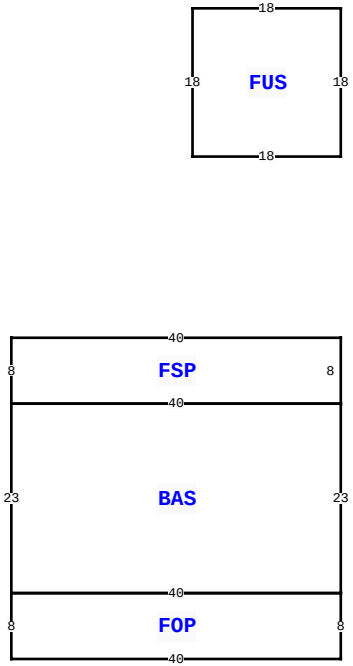
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	20516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	920	100		920	96,286
FOP	320	30		96	10,047
FSP	320	40		128	13,396
FUS	324	100		324	33,909
TOTALS	1,884			1,468	153,638

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,468	128.5758	141.43	207,619	2000	2000	0	0	0	26.00	74.00

1 SINGLE FAM 0% - 2026 Heated Area: 1244 HX Base Yr



402 SW BOUNTIFUL AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2000	2000	3	100	1,200	
2	0294	SHED WOOD/	0	0	12	20	240.00	UT	5.50	5.50	100	2000	2000	3	100	1,320	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	153,638
TOTAL MARKET OB/XF VALUE	2,520
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	221,158
SOH/AGL Deduction	0
ASSESSED VALUE	221,158
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	221,158
TOTAL JUST VALUE	221,158
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	226,064

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6883	SFR	190	04/20/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1022/0329	7/26/2004	WD	Q	I		128,000

GRANTOR: JOHN D & PAULA MULLIN

GRANTEE: NANETE MOONE

BUILDING NOTES

BUILDING DIMENSIONS

FSP= N8 W40 S8 E40$ BAS= W40 S23 FOP= S8 E40 N8 W40$ E40 N23$
PTR= N30 FUS= N18 W18 S18 E18$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 2,520

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	0100	C	SFR	0		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							

REVIEW DATE 03/05/2026 BY JB Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS