

COMM NW COR OF SW1/4 OF NW1/4,
 RUN E 87.45 FT, S 1448.78 FT
 FOR POB, CONT S 361.80 FT, E

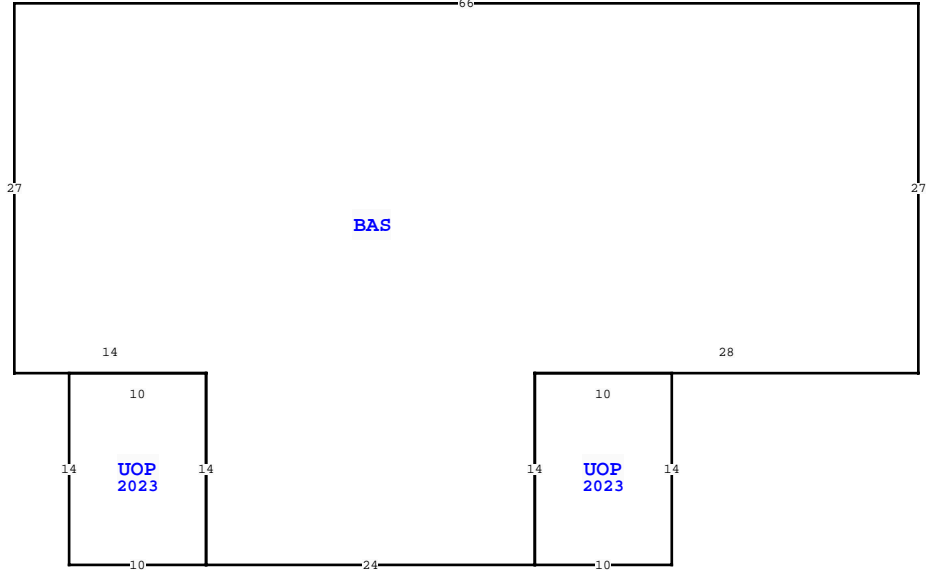
BRYANT ERIKA L
 289 SW BUCK CT
 FORT WHITE, FL 32038

2026

20-7S-17-10027-124

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
05	DRYWALL 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
	Bedrooms	4	100		
	Bathrooms	2	100		
1.	Stories	1.	100		
01	CONV 100				
	Units	0	100		
03	03 100				
01	01 100				
07	07				
0200	MOBILE HOME				
	MAP NUM		02		
	NEIGHBORHOOD/LOC	20717.010	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,118	100		2,118	70,699
UOP	140	25	2023	35	1,168
UOP	140	25	2023	35	1,168
TOTALS	2,398			2,188	73,036

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	2,188	139.0800	83.45	182,589	2000	1999	0	0	60.00	40.00
2 MOBILE HME 100% - 2019 Heated Area: 2118 HX Base Yr 2019											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		73,036	
TOTAL MARKET OB/XF VALUE		24,080	
TOTAL LAND VALUE - MARKET		112,860	
TOTAL MARKET VALUE		209,976	
SOH/AGL Deduction		86,276	
ASSESSED VALUE		123,700	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		72,289	
TOTAL JUST VALUE		209,976	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		194,586	
BLDG:1:1: MERI MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
29182	MAINT/ALTR	35	02/14/2011
17634	M H	125	11/09/2000
16051	M H	125	09/21/1999
9051	M H	100	11/14/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1334/2448	3/28/2017	WD	Q	I	01	132,000
GRANTOR: THOMAS E & JACQUELYN						
GRANTEE: ERIKA L BRYANT						
0792/2296	7/05/1994	WD	Q	V		24,000
GRANTOR: TIM COX & DENNIS COX						
GRANTEE: NOLAN C SMITH JR &						

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	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
2	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
3	9947	Septic	0	100	0	0	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0296	SHED METAL	0	100	8	10	UT	5.00	5.00	100	1999	1999	3	100	400	
5	0327	STABLES-SM	0	100	12	36	UT	2.50	2.50	100	1999	1999	3	100	1,080	
6	0060	CARPORT F	0	100	0	0	UT	0.00	0.00	100	2017	2017	3	100	1,800	
7	0120	CLFENCE 4	0	100	0	0	UT	300.00	300.00	100	2023	2022		100	300	
8	0296	SHED METAL	0	100	0	0	UT	800.00	800.00	100	2023	2022		100	800	
9	0294	SHED WOOD/	0	100	0	0	UT	1,000.00	1,000.00	100	2023	2022		100	1,000	
10	0294	SHED WOOD/	0	100	0	0	UT	7,500.00	7,500.00	100	2023	2022		100	7,500	

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	2.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	22,000												
2	0000	C	VAC RES	100		00	0.00	0.00	8.26	AC		1.00	1.00	1.00	11,000.00	11,000.00	90,860												
TOTALS												24,080																	

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

BUILDING DIMENSIONS						
BAS=[ORIG=0,0] W66 S27 E14 S14 E24 N14 E28 N27 \$						
UOP=[YR=2023;ORIG=-62,27] E10 S14 W10 N14 \$						
UOP=[YR=2023;ORIG=-28,27] E10 S14 W10 N14 \$						