

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	01	MINIMUM	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1	100
Stories	1.	1.	100
Architectual Units	01	CONV	100 0 100
Quality	03	03	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	22716.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	672	100	
TOTALS	672		10,728

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2010		26,820	1982	1982	0	0	60.00	40.00
				Heated Area: 672			HX Base Yr 2010				
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
233 SW NIGHTINGALE GLN, FORT WHITE											
05/06/2026 MLU											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			10,728
TOTAL MARKET OB/XF VALUE			12,150
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			87,878
SOH/AGL Deduction			41,007
ASSESSED VALUE			46,871
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			21,871
TOTAL JUST VALUE			87,878
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			72,878

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1005/2185	1/27/2004	WD	Q	V	06	100
GRANTOR: GAIREL K JR, KEITHEN						
GRANTEE: KEITHEN E SMITH						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W48 S14 E48 N14\$.	

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	0031	BARN, MT AE	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	4,400	
2	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	700	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	50	
TOTAL OB/XF 12,150																

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		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							