

BEG AT SE COR SEC, RUN W 200 FT,  
716.85 FT TO S LINE OF N1/2 OF S  
RUN E 468.29 FT TO E LINE OF SEC

JOU JAMES SIMON  
357 SW NORMANDY DR  
FT WHITE, FL 32038

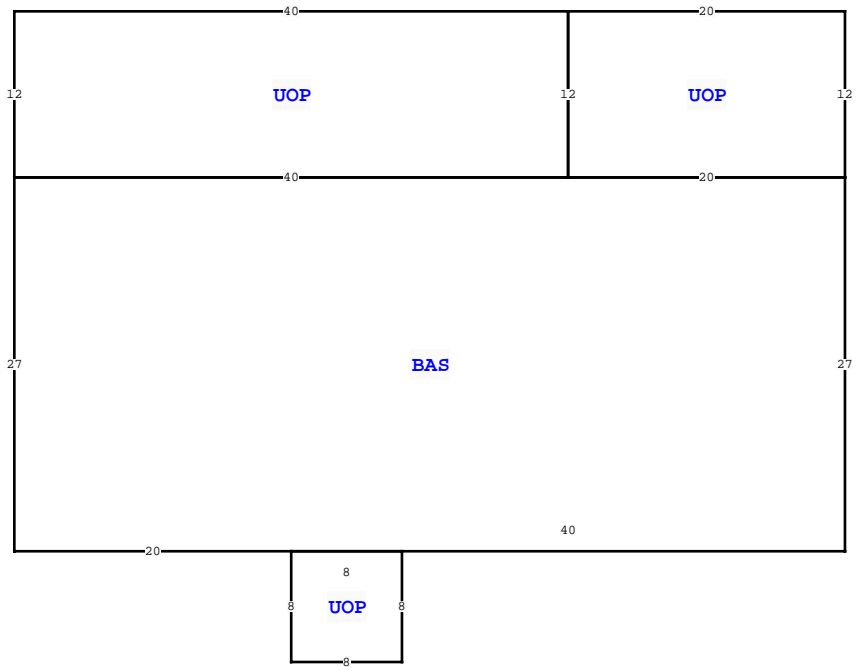
2026

23-7S-16-04303-003



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	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	03	03	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	23716.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
UOP	64	25	
UOP	240	25	
UOP	480	25	
TOTALS	2,404		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MOBILE HME	100%	- 2026								
Heated Area: 1620 HX Base Yr 2026											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			44,681
TOTAL MARKET OB/XF VALUE			10,060
TOTAL LAND VALUE - MARKET			65,260
TOTAL MARKET VALUE			120,001
SOH/AGL Deduction			0
ASSESSED VALUE			120,001
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			68,590
TOTAL JUST VALUE			120,001
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			104,941

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13423	M H	125	12/17/1997
12401	M H	125	04/11/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1459/956	2/04/2022	QC	U	I	11	100

GRANTOR: JOU MARTHA  
GRANTEE: JOU JAMES SIMON

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1459/957	9/24/2021	PB	U	I	18	0

GRANTOR: CLERK OF COURT  
GRANTEE: JOU JAMES SIMON

EXTRA FEATURES		357 SW NORMANDY DR, FORT WHITE	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0 100
2	0294	SHED WOOD/	0 100
3	9945	Well/Sept	0 100
4	0294	SHED WOOD/	0 100
5	0166	CONC, PAVMT	0 100

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	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
2	0294	SHED WOOD/	0 100	10	16	160.00	UT	7.50	7.50	70	1998	1998	3	70	840	
3	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0 100	8	10	80.00	UT	7.50	7.50	70	1998	1998	3	70	420	
5	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	600	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 S27 E20 UOP= S8 E8 N8 W8\$ E40 N27 UOP= N12 W20 S12 E20\$ W20\$ UOP= N12 W40 S12 E40\$.	

LAND DESCRIPTION		TOTAL OB/XF	
L N	USE CODE	CLS	LAND USE DESCRIPTION
1	0200	C	MBL HM

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	5.02	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,260							