BEGIN AT THE NE1/4 OF NE1/4 RUN
W 634.70 FT, N 344.21 FT, E 634.

BROOKS KATRINA NICOL/BROOKS ALVIN CURTIS II
428 SW STALNAKER CT
FORT WHITE, FL 32038

2027

24-6S-15-00513-005

BUILDING CHARACTERISTICS

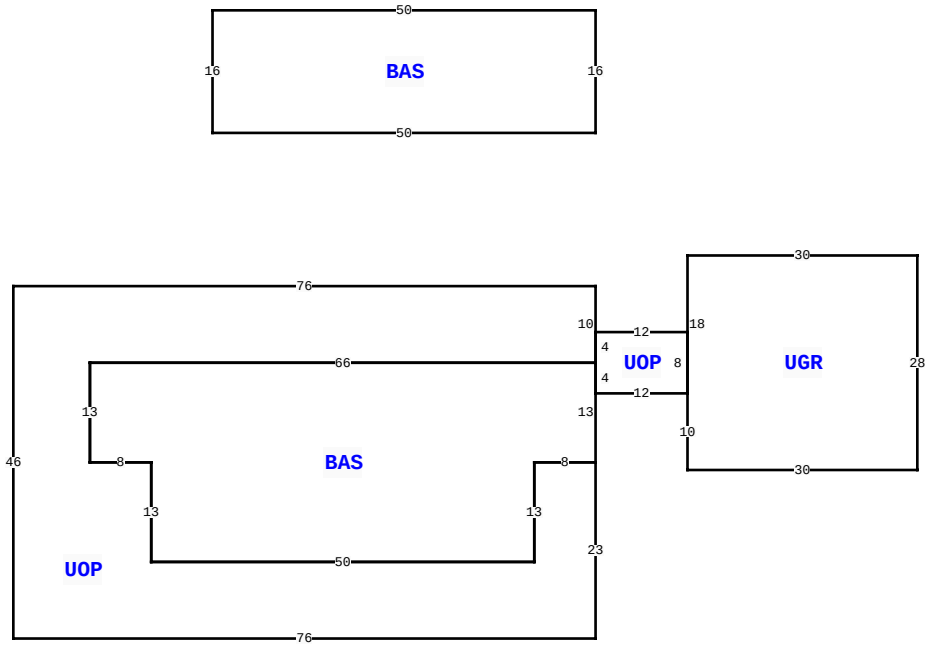
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	24615.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	800	100		800	54,036
BAS	1,508	100		1,508	101,858
UGR	840	45		378	25,532
UOP	96	20		19	1,283
UOP	1,988	20		398	26,883
TOTALS	5,232			3,103	209,593

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0210	01	3,103	117.8000	110.73	343,595	2009	2009	0	0	0	39.00	61.00

1 MODULAR 1 100% - 2008 Heated Area: 2308 HX Base Yr 2008



428 SW STALNAKER CT, FORT WHITE

BLD DATE		LGL DATE	03/03/2022 MLU
XF DATE		LAND DATE	
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	0040	BARN,POLE	0	100	20	30	600.00	UT	2.00	2.00	75	2007	2007	3	75	900	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	209,593
TOTAL MARKET OB/XF VALUE	1,700
TOTAL LAND VALUE - MARKET	32,565
TOTAL MARKET VALUE	243,858
SOH/AGL Deduction	35,746
ASSESSED VALUE	208,112
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	156,701
TOTAL JUST VALUE	243,858
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	243,858

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27780	SFR	425	05/01/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1142/2581	1/10/2008	WD	Q	V	03	100
GRANTOR: BOBBY GENE STALNAKER						
GRANTEE: KATRINA NICOL & ALV						
1131/2450	8/31/2007	WD	Q	V	01	100
GRANTOR: BOBBY GENE STALNAKER						
GRANTEE: KATRINA NICOL & ALV						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[ORIG=0,0] N10 W76 S46 E76 N23 W8 S13 W50 N13 W8 N13 E66 $
BAS=[ORIG=0,0] W66 S13 E8 S13 E50 N13 E8 N13 $
UGR=[ORIG=12,4] S10 E30 N28 W30 S18 $
BAS=[ORIG=0,-30] N16 W50 S16 E50 $
UOP=[ORIG=0,0] S4 E12 N8 W12 S4 $
.

LAND DESCRIPTION

TOTAL OB/XF 1,700

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	0200	C	MBL HM	100			0.00	0.00	5.01	AC		1.00	1.00	1.00	6,500.00	6,500.00	32,565							

REVIEW DATE 01/11/2016 BY DF Total Acres: 5.01 Total Land Value: 32,565 Market: 0 Agricultural: 0 Common: 32,565 PRINTED 11/16/2026 BY SYS