

LOT 12 RUM ISLAND WOODS S/D.  
687-7, 740-426, 778-2015, 858-21

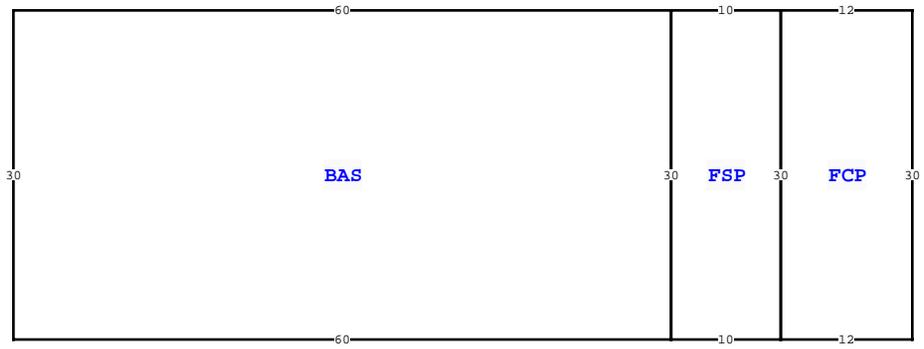
MOORE JAMES/MOORE MARY ANN  
466 SW LIGHTWOOD PL  
FORT WHITE, FL 32038

**2026**

24-7S-16-04313-014  
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BUILDING CHARACTERISTICS	
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 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architctual	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	2,010	113.8000	109.25	219,592	2002	2002	0	0	45.00	55.00
1 MANUF 1 100% - 2003 Heated Area: 1800 HX Base Yr 2003											



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	24716.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,800	100		1,800	108,158
FCP	360	25		90	5,408
FSP	300	40		120	7,211
TOTALS	2,460			2,010	120,776

466 SW LIGHTWOOD PL, FORT WHITE

BLD DATE	LGL DATE	05/07/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

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	0040	BARN, POLE	0	100	30	30			900.00	UT	2.50			3	100	2,250	
2	0252	LEAN-TO W/	0	100	44	11			484.00	UT	2.00			3	100	968	
3	9945	Well/Sept	0	100	0	0			1.00	UT	7,000.00			3	100	7,000	
4	0040	BARN, POLE	0	100	0	0			1.00	UT	0.00			3	100	1,200	
5	0080	DECKING	0	100	0	0			1.00	UT	0.00			3	100	1,500	
6	9945	Well/Sept	0	100	0	0			1.00	UT	7,000.00			3	100	7,000	

TOTAL OB/XF 19,918

LAND DESCRIPTION																								
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	1.00	LT		1.00	1.00	1.05	50,000.00	52,500.00	52,500							
2	0000	C	VAC RES	100			0.00	0.00	0.50	LT		1.00	1.00	1.00	50,000.00	50,000.00	25,000							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	120,776		
TOTAL MARKET OB/XF VALUE	19,918		
TOTAL LAND VALUE - MARKET	77,500		
TOTAL MARKET VALUE	218,194		
SOH/AGL Deduction	124,569		
ASSESSED VALUE	93,625		
TOTAL EXEMPTION VALUE	93,625		
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	218,194		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	200,174		
SALE:3:1: LOT 12 RUM ISLAND WOODS			
SALE:2:1: GIVING BACK TO FORMER OWNERS			
SALE:1:1: GIVING BACK TO FORMER OWNERS			
LAND:1:1: 4.59 AC.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19016	M H	125	12/06/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1001/0172	11/30/2003	WD	Q	V	01	100
GRANTOR: JAMES & MARY ANN MOOR						
GRANTEE: ALBERT CLIFFORD AMA						
1224/1829	11/20/2003	QC	Q	V	01	100
GRANTOR: ALBERT CLOFFPRD AMAMT						
GRANTEE: JAMES & MARY ANN MO						

**BUILDING NOTES**

**BUILDING DIMENSIONS**  
BAS= W60 S30 E60 FSP= E10 FCP= E12 N30 W12 S30\$ N30 W10 S30\$ N30\$.