(AKA LOT 1 BUCKHEAD WOODS S/D UN
COMM SE COR, RUN N 2146.96 FT FO
423.81 FT TO A PT ON E R/W OLD W

WHITTEMORE WARNER D JR
4330 JOSHUA CT
SPRING HILL, FL 34607

2027

25-5S-16-03716-101

BUILDING CHARACTERISTICS

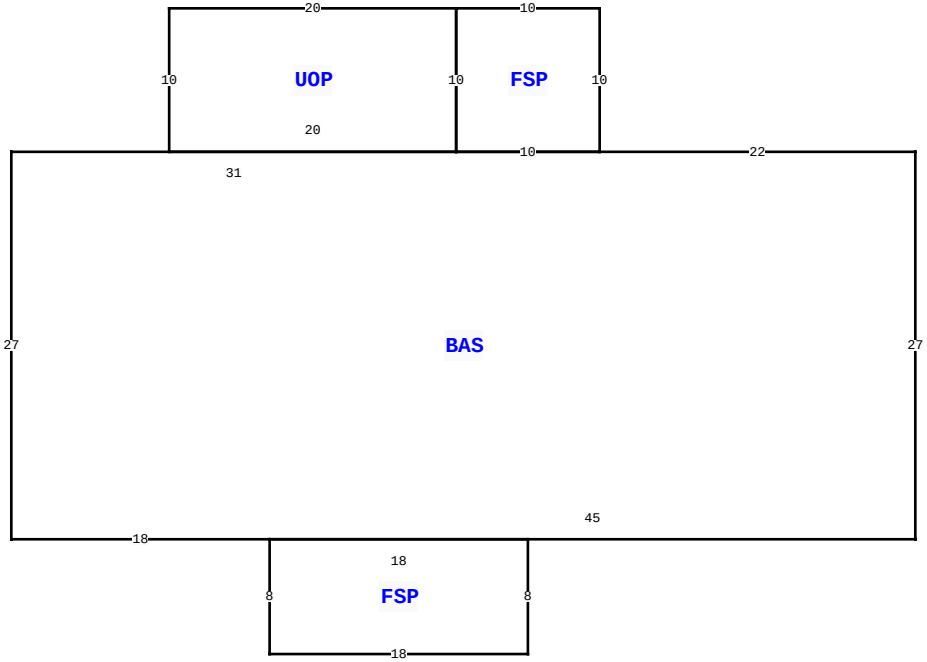
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	25516.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,701	100		1,701	46,498
FSP	100	40		40	1,094
FSP	144	40		58	1,586
UOP	200	25		50	1,367
TOTALS	2,145			1,849	50,544

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,849	113.9000	68.34	126,361	1998	1998	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2021 Heated Area: 1701 HX Base Yr



148 SW BUCKHEAD WAY, FORT WHITE

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	50,544
TOTAL MARKET OB/XF VALUE	15,480
TOTAL LAND VALUE - MARKET	107,360
TOTAL MARKET VALUE	173,384
SOH/AGL Deduction	25,543
ASSESSED VALUE	147,841
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	147,841
TOTAL JUST VALUE	173,384
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	173,384

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14091	M H	125	06/04/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1042/0801	3/31/2005	WD	Q	I		115,000
GRANTOR: DAVID T VERDI						
GRANTEE: WARNER D WHITTEMORE						
0842/1196	7/15/1997	WD	Q	V		20,900
GRANTOR: COLUMBIA TIMBERLANDS						
GRANTEE: VERDI DAVID T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 FSP= N10 W10 S10 E10$ W10 UOP= N10 W20 S10 E20$ W31 S27 E18 FSP= S8 E18 N8 W18$ E45 N27$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
2	0296	SHED METAL	0	0	8	10	80.00	UT	5.00	5.00	100	1998	1998	3	100	400	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	400	
5	0031	BARN,MT AE	0	0	24	30	1.00	UT	0.00	0.00	100	2019	2019	3	100	6,480	

LAND DESCRIPTION

TOTAL OB/XF 15,480

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	0		A-1	0.00	0.00	9.76	AC		1.00	1.00	1.00	11,000.00	11,000.00	107,360							

REVIEW DATE 03/10/2026 BY KS Total Acres: 9.76 Total Land Value: 107,360 Market: 0 Agricultural: 0 Common: 107,360 PRINTED 11/17/2026 BY SYS