LOT 1 ARROW HEAD ACRES S/D.
638-444, 659-476, 708-656,

SCOTT ERIC W/SCOTT BETTY A
2323 6TH AVE NORTH
ST PETERSBURG, FL 33713

2027

25-6S-16-03935-001

BUILDING CHARACTERISTICS

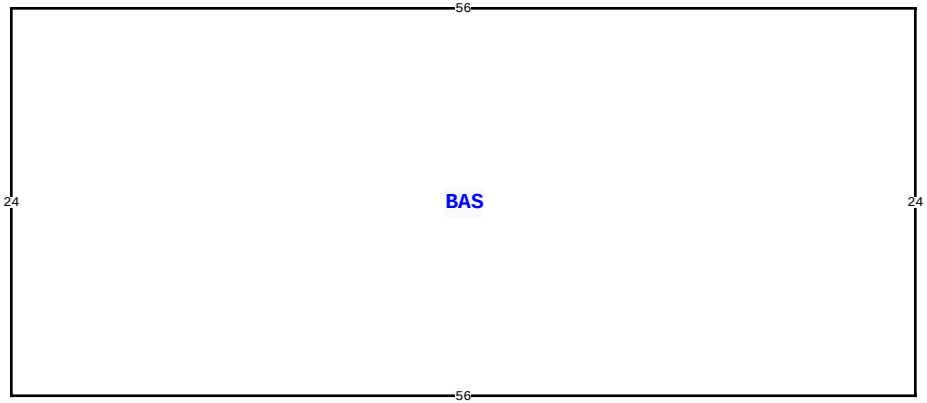
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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	25616.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	78,304
TOTALS	1,344			1,344	78,304

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,344	113.9000	105.93	142,370	2000	2000	0	0	0	45.00	55.00

2 MANUF 1 0% - 0 Heated Area: 1344 HX Base Yr



954 SW BEAVER ST, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0294	SHED WOOD/	0	0	0	0	1.00	UT	400.00	400.00	75	0	0	3	75	300	
2	9945	Well/Sept	0	0	0	0	2.00	UT	7,000.00	7,000.00	100			3	100	14,000	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0030	BARN,MT	0	0	30	40	1.00	UT	19,200.00	19,200.00	100	2026	2025		100	19,200	
5	0166	CONC,PAVMT	0	0	0	0	1.00	UT	960.00	960.00	100	2026	2025		100	960	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	78,304
TOTAL MARKET OB/XF VALUE	37,460
TOTAL LAND VALUE - MARKET	65,130
TOTAL MARKET VALUE	180,894
SOH/AGL Deduction	20,646
ASSESSED VALUE	160,248
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	160,248
TOTAL JUST VALUE	180,894
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	181,736

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053867	Roof Replacement	9,100	08/18/2025
20412	M H	125	02/13/2003
17735	M H	125	12/12/2000
15052	RECONNECT	0	02/08/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1245/2798	12/10/2012	WD	U	I	38	45,000
GRANTOR: DONALD LEE MINCEY & C						
GRANTEE: ERIC W & BETTY A SC						
0921/1869	3/02/2001	WD	Q	I	01	100
GRANTOR: DONALD LEE MINCEY						
GRANTEE: DONALD LEE MINCEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S24 E56 N24$.

LAND DESCRIPTION

TOTAL OB/XF 37,460

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		00	0.00	0.00	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							

REVIEW DATE 05/29/2026 BY AJ Total Acres: 5.01 Total Land Value: 65,130 Market: 0 Agricultural: 0 Common: 65,130 PRINTED 11/17/2026 BY SYS