LOT 12 ARROW HEAD ACRES S/D.
479-136, 626-296, DC 1068-441, Q

WEATHERHOLT DONNA M/WEATHERHOLT JOHN D
336 SW UNICORN CT
FORT WHITE, FL 32038

2027

25-6S-16-03935-012

BUILDING CHARACTERISTICS

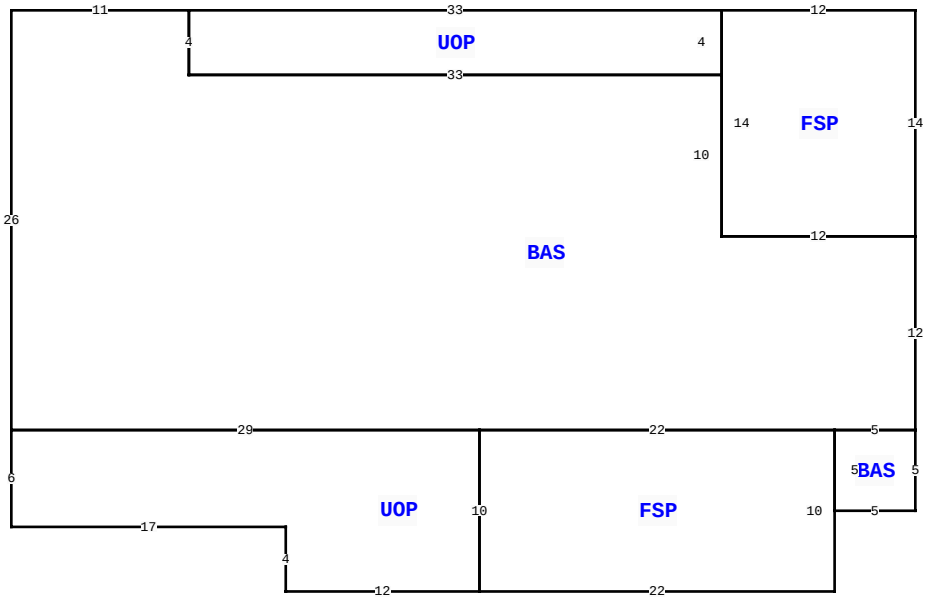
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		1 100
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	25616.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	25	100		25	1,179
BAS	1,156	100		1,156	54,495
FSP	168	40		67	3,159
FSP	220	40		88	4,148
UOP	132	25		33	1,555
UOP	222	25		56	2,640
TOTALS	1,923			1,425	67,175

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,425	92.1600	85.71	122,137	1974	2000	0	0	0	45.00	55.00

1 MANUF 1 100% - 2024 Heated Area: 1181 HX Base Yr 2024



336 SW UNICORN CT, 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	0040	BARN,POLE	0	100	15	24	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
2	0021	BARN,FR AE	0	100	22	36	1.00	UT	0.00	0.00	100	0	0	3	100	8,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	9	15	135.00	UT	8.00	8.00	100	1993	1993	3	100	1,080	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		67,175
TOTAL MARKET OB/XF VALUE		17,580
TOTAL LAND VALUE - MARKET		65,130
TOTAL MARKET VALUE		149,885
SOH/AGL Deduction		82,715
ASSESSED VALUE		67,170
TOTAL EXEMPTION VALUE	HX HB	42,170
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		149,885
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		150,606

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049189	Roof Replacement	14,859	02/09/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1499/277	9/15/2023	WD	Q	I	01	157,000
GRANTOR: DAVIS MICHAEL B						
GRANTEE: WEATHERHOLT DONNA M						
1400/0852	12/04/2019	QC	U	I	11	100
GRANTOR: DOROTHY L RAYMOND						
GRANTEE: MICHAEL B DAVIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W11 S26 E29 E22 E5 N12 W12 N10 W33 N4 $
UOP=[ORIG=-11,26] S6 E17 S4 E12 N10 W29 $
FSP=[ORIG=18,26] S10 E22 N10 W22 $
FSP=[ORIG=45,14] N14 W12 S14 E12 $
UOP=[ORIG=33,4] N4 W33 S4 E33 $
BAS=[ORIG=40,26] S5 E5 N5 W5 $
.

LAND DESCRIPTION

TOTAL OB/XF 17,580

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	0102	C	SFR/MH	100			0.00	0.00	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							

REVIEW DATE 06/09/2026 BY AJ Total Acres: 5.01 Total Land Value: 65,130 Market: 0 Agricultural: 0 Common: 65,130 PRINTED 11/17/2026 BY SYS