

COMM NE COR SEC 24, RUN S
2658.81 FT, W 567 FT, S 3252.5
FT FOR POB, CONT S 661.27 FT,

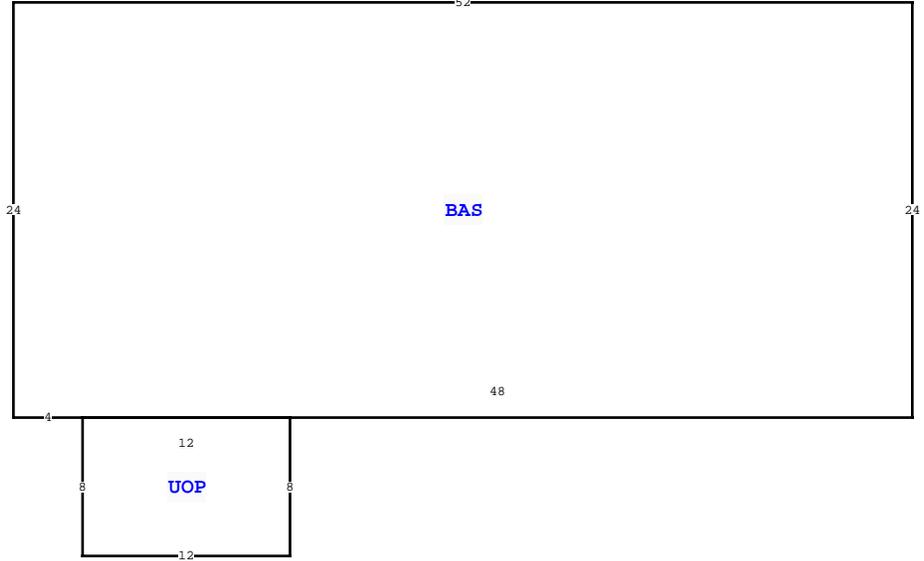
CADE ROBERT
153 SW UNITY CT
FORT WHITE, FL 32038

2026

25-7S-16-04318-125
VALUATION SUMMARY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
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	12	HARDWOOD	100
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	25716.030 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	
UOP	96	25	
TOTALS	1,344		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	1,272	117.0000	73.71	93,759	1995	1995	0	0	60.00	40.00	
1 MOBILE HME 0% - 0 Heated Area: 1248 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		37,504	
TOTAL MARKET OB/XF VALUE		18,340	
TOTAL LAND VALUE - MARKET		110,110	
TOTAL MARKET VALUE		165,954	
SOH/AGL Deduction		42,228	
ASSESSED VALUE		123,726	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		123,726	
TOTAL JUST VALUE		165,954	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		149,153	
SALE:1:1: TRACT 25 LYN-DEE DAIRY - 10.01 ACRES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
8523	M H	125	06/23/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1328/0813	12/30/2016	WD	Q	I	01	105,000
GRANTOR: RAUL & JUANA VINCHA						
GRANTEE: ROBERT CADE						
1108/0514	1/17/2007	WD	Q	I		150,000
GRANTOR: TAMARA KAYE HATTAWAY						
GRANTEE: RAUL & JUANA VINCHA						

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	0070	CARPOT UF	0	0	12	20	UT	3.00	3.00	100	1994	1994	3	100	720	
2	0327	STABLES-SM	0	0	24	30	UT	11.00	11.00	100	1994	1994	3	100	7,920	
3	0190	FPLC PF	0	0	0	0	UT	1,200.00	1,200.00	100	1995	1995	3	100	1,200	
4	9945	Well/Sept	0	0	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0296	SHED METAL	0	0	0	0	UT	0.00	0.00	100	2010	2010	3	100	1,200	
6	0294	SHED WOOD/	0	0	0	0	UT	600.00	600.00	50	2010	2010	3	50	300	

TOTAL OB/XF												
18,340												
153 SW UNITY CT, FORT WHITE												
BLD DATE		LGL DATE		05/06/2026		MLU						
XF DATE		LAND DATE										
INC DATE		AG DATE										

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W52 S24 E4 UOP= S8 E12 N8 W12S E48 N24S.												

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	0		A-1	0.00	0.00	1.51	AC		1.00	1.00	1.00	11,000.00	11,000.00	16,610							
2	0000	C	VAC RES	0		A-1	0.00	0.00	8.50	AC		1.00	1.00	1.00	11,000.00	11,000.00	93,500							