

S 663.21 FT OF W1/2 OF E1/2 OF N  
EX RD R/W. (AKA S 663.21 FT OF L  
ISLAND RANCHES UNREC).

BRYNER JONATHAN  
755 BANYAN DRIVE  
MELBOURNE, FL 32935

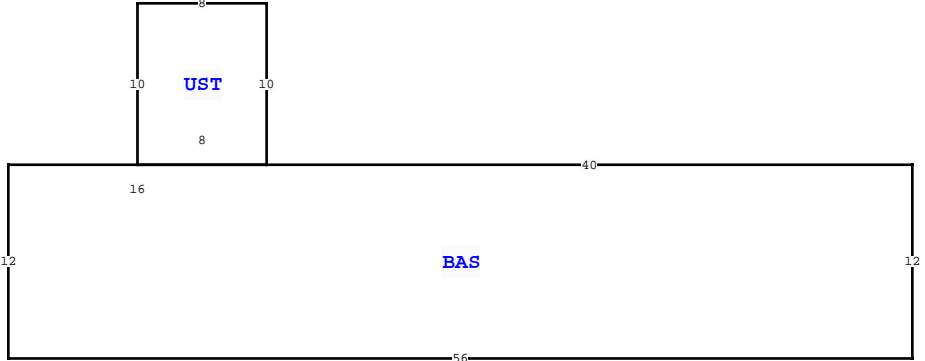
2026

25-7S-16-04321-033



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
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	25716.020 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	672	100
UST	80	45
TOTALS	752	12,373

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	708	72.8100	43.69	30,933	1974	1974	0	0	60.00	40.00		
2 MOBILE HME		0% - 0	Heated Area: 672				HX Base Yr						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			12,373
TOTAL MARKET OB/XF VALUE			7,950
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			85,323
SOH/AGL Deduction			20,652
ASSESSED VALUE			64,671
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			64,671
TOTAL JUST VALUE			85,323
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			70,323
XFOB:1:1: BUDDY ID#BF1785C ORB 774-2297			
BLDG:1:1: BUDDY MH ID#BF1785C ORB774-2297			
LAND:1:1: PART OF LOT 39			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
6550	RECONNECT	0	11/06/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	
1257/1587	6/27/2013	QC	U	I	11	100	
GRANTOR: PARTICIA JONES (SINGL)							
GRANTEE: JONATHAN BRYNER (SI							
0880/0969	8/12/1998	WD	U	V		10,800	
GRANTOR: YOUNG							
GRANTEE: P JONES							

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	0021	BARN, FR AE	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	800	
2	0261	PRCH, UOP	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	100	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	

TOTAL OB/XF													
991 SW FEATHER LN, FORT WHITE													
05/06/2026 MLU													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W40 UST= N10 W8 S10 E8\$ W16 S12 E56 N12\$.													

LAND DESCRIPTION														TOTAL OB/XF										
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	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							