

COMM SE COR OF LOT 17 RUM ISLAND
 N 478.36 FT FOR POB, W 517.98 FT
 N LINE OF S1/2 OF LOT 18, E 215.

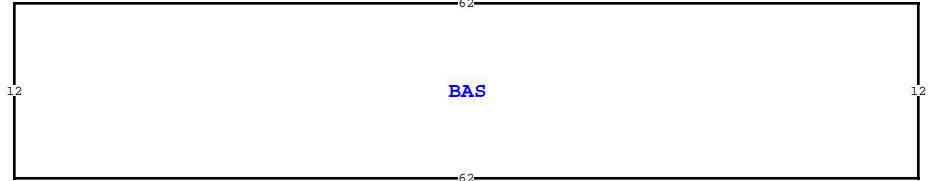
COWART BRENDA A
 236 SW LYNN SHERMAN TER
 FORT WHITE, FL 32038

2026

25-7S-16-04321-061


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	03 BELOW AVG. 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	01 MINIMUM 100
Interior Wall	01 MINIMUM 100
Interior Floo	01 NONE 100
Air Condition	02 WINDOW 100
Heating Type	02 CONVECTION 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectual	01 CONV 100
Units	0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	744	53.1000	31.86	23,704	1980	1980	0	0	60.00	40.00	
1 MOBILE HME 0% - 0			Heated Area: 744				HX Base Yr					



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	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	744	100		744	9,482
TOTALS	744			744	9,482

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	9,482		
TOTAL MARKET OB/XF VALUE	3,000		
TOTAL LAND VALUE - MARKET	14,760		
TOTAL MARKET VALUE	27,242		
SOH/AGL Deduction	3,469		
ASSESSED VALUE	23,773		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	23,773		
TOTAL JUST VALUE	27,242		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	23,962		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1094/2351	8/29/2006	QC	Q	V	01	100
GRANTOR: ROBERT ADAMS						
GRANTEE: BRENDA COWART						
0837/1872	4/03/1997	WD	Q	V		16,500
GRANTOR: REICHERT						
GRANTEE: ADAMS						

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	9947	Septic	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W62 S12 E62 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	DPHT 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	0.82	AC		1.00	1.00	1.00	18,000.00	18,000.00	14,760							