

LOTS 3 & A PART OF LOT 4 AND THE LOT 5 & THE EAST 1/2 OF LOT 8 BI UNREC: DESC AS FOLLOWS: COMM AT

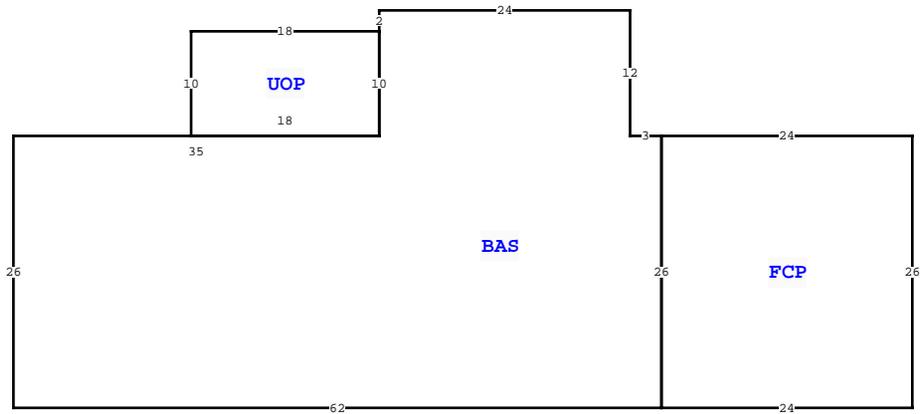
BENNETT SHIRLEY
3108 SW OLD WIRE RD
FORT WHITE, FL 32038

2026

26-5S-16-03717-132

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 Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
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	26516.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,900	100	
FCP	624	25	
UOP	180	25	
TOTALS	2,704		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100%	- 2002							
Heated Area: 1900						HX Base Yr 2002					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		126,348	
TOTAL MARKET OB/XF VALUE		20,230	
TOTAL LAND VALUE - MARKET		48,175	
TOTAL MARKET VALUE		194,753	
SOH/AGL Deduction		121,319	
ASSESSED VALUE		73,434	
TOTAL EXEMPTION VALUE		HX HB 37,819	
BASE TAXABLE VALUE		35,615	
TOTAL JUST VALUE		194,753	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		180,130	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21400	M H	411	01/07/2004
18402	M H	125	06/15/2001
16329	M H	125	11/23/1999
8482	M H	125	06/10/1994
8309	M H	125	04/26/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1309/0493	5/22/2015	CD	U	V	11	0
GRANTOR: ROBERT MOULTON & DANI						
GRANTEE: SHIRLEY BENNETT						
1003/2296	12/24/2003	WD	Q	V	04	10,000
GRANTOR: DEAS BULLARD						
GRANTEE: SHIRLEY BENNETT						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	1999
2	0169	FENCE/WOOD	0	100	0	0	96.00	UT	7.50	100	1999
3	0294	SHED WOOD/	0	100	6	6	36.00	UT	7.50	100	1999
4	0294	SHED WOOD/	0	100	8	10	80.00	UT	7.50	100	1999
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100	
6	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	100	2009
7	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	100	2009
8	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	100	2009
9	0080	DECKING	0	0	0	0	1.00	UT	0.00	100	2009
10	0296	SHED METAL	0	0	12	24	288.00	UT	10.00	100	2009

TOTAL OB/XF											
15,670											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-1	0.00	0.00	4.00	AC	
2	9601	C	RETENTION AR	0			0.00	0.00	1.00	AC	

BUILDING NOTES											
3108 SW OLD WIRE RD, FORT WHITE											
BLD DATE											
XF DATE											
LGL DATE											
LAND DATE											
AG DATE											
05/06/2026 MLU											

BUILDING DIMENSIONS											
BAS= W3 N12 W24 S2 UOP= W18 S10 E18 N10\$ S10 W35 S26 E62											
FCP= E24 N26 W24 S26\$ N26\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-1	0.00	0.00	4.00	AC	
2	9601	C	RETENTION AR	0			0.00	0.00	1.00	AC	

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ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 126,348 TOTAL MARKET OB/XF VALUE 20,230 TOTAL LAND VALUE - MARKET 48,175 TOTAL MARKET VALUE 194,753 SOH/AGL Deduction 121,319 ASSESSED VALUE 73,434 TOTAL EXEMPTION VALUE HX HB 37,819 BASE TAXABLE VALUE 35,615 TOTAL JUST VALUE 194,753 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 180,130											
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																				BLD DATE LGL DATE XF DATE LAND DATE 05/06/2026 MLU INC DATE AG DATE											
TOTALS																															
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															
11	0040	BARN, POLE	0	0	16	34		2.50	2.50	100	2009	2009	3	100	1,360																
12	0255	MBL HOME S	0	0	0	0		0.00	0.00	100	2009	2009	3	100	600																
13	0020	BARN, FR	0	0	0	0		0.00	0.00	100	2009	2009	3	100	800																
14	0190	FPLC PF	0	0	0	0		1,200.00	1,200.00	100	2010	2010	3	100	1,200																
15	0296	SHED METAL	0	0	0	0		0.00	0.00	100	2010	2010	3	100	600																
										TOTAL OB/XF 4,560																					
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							
REVIEW DATE 03/11/2026 BY JB Total Acres: 5.00 Total Land Value: 48,175 Market: 0 Agricultural: 0 Common: 48,175 PRINTED 05/12/2026 BY SYS																															