COMM SW COR OF NW1/4, RUN N 683.
E 423 FT FOR POB, CONT E 675.71
655.96 FT TO SW R/W CR-238, NW A

DENNIS THOMAS F
P O BOX 627
FORT WHITE, FL 32038-0627

2027

26-6S-16-03943-000

BUILDING CHARACTERISTICS

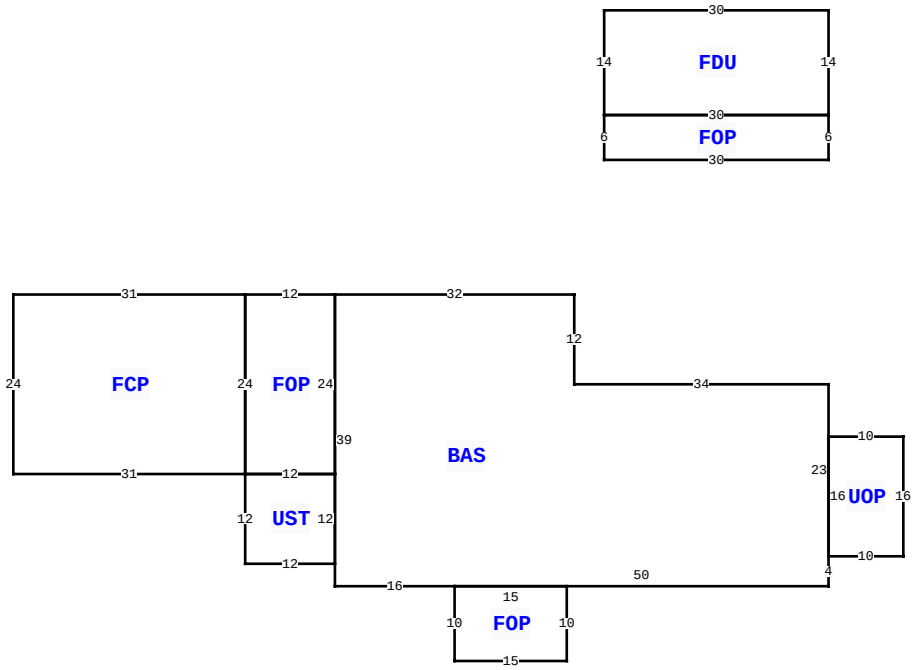
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	26616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,166	100		2,166	60,250
FCP	744	25		186	5,174
FDU	420	75		315	8,762
FOP	150	35		52	1,446
FOP	180	35		63	1,752
FOP	288	35		101	2,810
UOP	160	25		40	1,113
UST	144	45		65	1,808
TOTALS	4,252			2,988	83,114

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,988	115.9000	69.54	207,786	1990	1990	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2000 Heated Area: 2166 HX Base Yr 2000



2980 SW ELIM CHURCH RD, 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
2	0120	CLFENCE 4	0	100	0	0	60.00	UT	4.50	4.50	100	1999	1999	3	100	270	
3	0169	FENCE/WOOD	0	100	0	0	64.00	UT	7.50	7.50	100	1999	1999	3	100	480	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	83,114
TOTAL MARKET OB/XF VALUE	11,950
TOTAL LAND VALUE - MARKET	60,240
TOTAL MARKET VALUE	155,304
SOH/AGL Deduction	84,508
ASSESSED VALUE	70,796
TOTAL EXEMPTION VALUE	HX HB 41,809
BASE TAXABLE VALUE	28,987
TOTAL JUST VALUE	155,304
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	155,304

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041542	Mobile Home		03/18/2021
9511	M H	125	03/24/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1461/2727	3/16/2022	WD	U	I	11	100
GRANTOR: DENNIS THOMAS F						
GRANTEE: DENNIS THOMAS F						
1403/1201	1/15/2020	LE	U	I	14	100
GRANTOR: PRISCILLA D & THOMAS						
GRANTEE: THOMAS F DENNIS JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W34 N12 W32 FOP= W12 FCP= W31 S24 E31 N24$ S24 UST= S12 E12 N12 W12$ E12 N24$ S39 E16 FOP= S10 E15 N10 W15$ E50 N4 UOP= E10 N16 W10 S16$ N23$ PTR= N30 FOP= N6 FDU= N14 W30 S14 E30$ W30 S6 E30$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 11,950

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							
2	9900	C	AC NON-AG	0			0.00	0.00	0.50	AC		1.00	1.00	1.00	12,000.00	12,000.00	6,000							
3	9900	C	AC NON-AG	100		A-1	0.00	0.00	3.52	AC		1.00	1.00	1.00	12,000.00	12,000.00	42,240							

REVIEW DATE 06/03/2026 BY AJ Total Acres: 5.02 Total Land Value: 60,240 Market: 0 Agricultural: 0 Common: 60,240 PRINTED 11/17/2026 BY SYS