LOT 11 FAIRVIEW EST S/D, EX THE ORB 1089-443.

COX LYNN J
818 SKY PINE WAY, APT H1
GREEN ACRES, FL 33415

2027

26-7S-16-04323-011

BUILDING CHARACTERISTICS

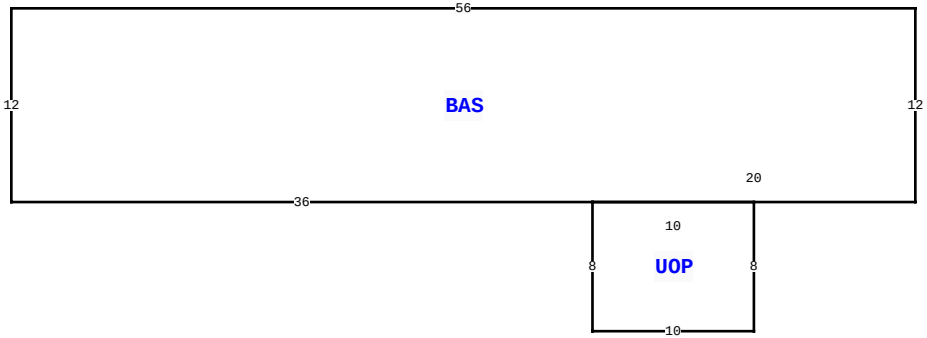
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26716.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	15,806
UOP	80	25		20	470
TOTALS	752			692	16,276

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	692	98.0000	58.80	40,690	1981	1990	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 672 HX Base Yr



295 SW NANTUCKETT PL, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	300	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	16,276
TOTAL MARKET OB/XF VALUE	7,300
TOTAL LAND VALUE - MARKET	29,400
TOTAL MARKET VALUE	52,976
SOH/AGL Deduction	8,399
ASSESSED VALUE	44,577
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	44,577
TOTAL JUST VALUE	52,976
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	52,976

XFOB:2:1: FIES ID#FDGAM1443 ORB 790-924

SALE:1:1: MARTIN BUYS AND SELLS REAL ESTATE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045561	Electrical Servic	0	09/26/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1374/0665	3/02/2011	WD	Q	I	01	35,100
GRANTOR: HERMAN E MARTIN						
GRANTEE: LYNN J COX						
1210/1613	2/16/2011	CT	U	I	18	100
GRANTOR: P DEWITT CASON (CLERK						
GRANTEE: HERMAN E MARTIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S12 E36 UOP= S8 E10N8 W10$ E20 N12$.

LAND DESCRIPTION

TOTAL OB/XF 7,300

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	0		A-1	200.00	266.00	1.00	LT		1.00	1.00	1.05	28,000.00	29,400.00	29,400							

REVIEW DATE 10/03/2022 BY Total Acres: 1.22 Total Land Value: 29,400 Market: 0 Agricultural: 0 Common: 29,400 PRINTED 11/17/2026 BY SYS