

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 Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		5	100
Bathrooms		3	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
BAS	2,280	100	
TOTALS	2,280		143,161

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%	- 2026	Heated Area: 2280		HX Base Yr 2026				

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BAS

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			143,161
TOTAL MARKET OB/XF VALUE			30,550
TOTAL LAND VALUE - MARKET			32,200
TOTAL MARKET VALUE			205,911
SOH/AGL Deduction			0
ASSESSED VALUE			205,911
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			154,500
TOTAL JUST VALUE			205,911
NCON VALUE			22,050
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			154,374

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050659	Storage Building	11,000	08/26/2024
000049205	Roof Replacement	11,000	02/13/2024
23538	M H	0	08/25/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1541/197	5/22/2025	WD	Q	I	01	290,000
GRANTOR: BARNETT GEORGE						
GRANTEE: POSTEMA JOHN						
1518/621	7/01/2024	WD	U	I	37	137,000
GRANTOR: WATSON ADAM D						
GRANTEE: BARNETT GEORGE						

EXTRA FEATURES		331 SW NANTUCKETT PL, FORT WHITE	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0 100
2	0296	SHED METAL	0 100
3	9945	Well/Sept	0 100
4	0030	BARN,MT	0 100
5	0081	DECKING WI	0 100
6	0081	DECKING WI	0 100

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/08/2026		MLU

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	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2010	2010	3	100	300	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0030	BARN,MT	0	100	0	0	UT	18,750.00	18,750.00	100	2026	2025		100	18,750	
5	0081	DECKING WI	0	100	0	0	UT	1,800.00	1,800.00	100	2026	2025		100	1,800	
6	0081	DECKING WI	0	100	0	0	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W76 S30 E76 N30\$.	

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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.15	28,000.00	32,200.00	32,200							