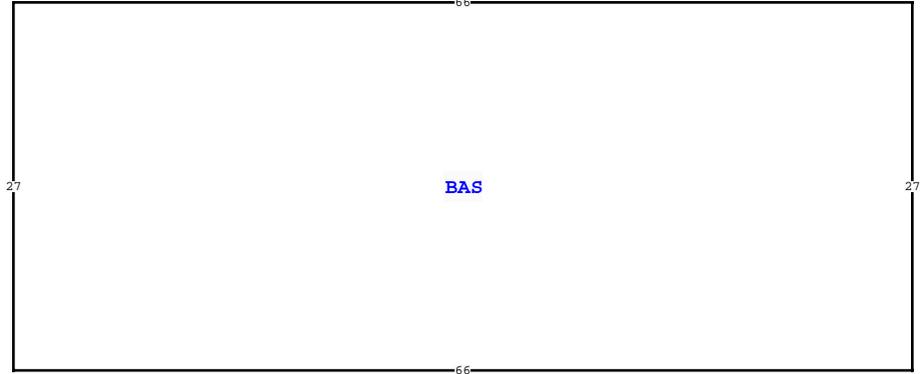


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectural	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
20201	02	1,782	113.9000	109.34	194,844	2006	2006	0	0	45.00	55.00
1 MANUF 1 100% - 2020			Heated Area: 1782				HX Base Yr 2020				



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	1,782	100		1,782	107,164
TOTALS	1,782			1,782	107,164

2805 SW COUNTY ROAD 138 , FORT WHITE

BLD DATE	LGL DATE	05/14/2024	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

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	0190	FPLC PF	0	100	0	0		1.00	1,200.00	100	2006	2006	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0		1.00	0.00	100	2010	2010	3	100	400	
3	9945	Well/Sept	0	100	0	0		1.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			107,164
TOTAL MARKET OB/XF VALUE			8,600
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			165,764
SOH/AGL Deduction			58,038
ASSESSED VALUE			107,726
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			56,315
TOTAL JUST VALUE			165,764
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			163,539

PRMT:2:1: FAULKNER			
SALE:1:1: LOT 18, FAIRVOEV ESTATES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049999	Roof Replacement	13,000	05/30/2024
24962	M H	293	09/12/2006
13662	M H	125	02/18/1998
11591	M H	125	08/29/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1395/2236	9/27/2019	WD U		I	18	70,000
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: JUANITA A DIAZ & GU						
1387/2243	6/10/2019	WD U		I	18	100
GRANTOR: JP MORGAN CHASE BANK						
GRANTEE: SECRETARY OF HOUSIN						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W66 S27 E66 N27\$.

LAND DESCRIPTION												TOTAL OB/XF												8,600				
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	2.00	25,000.00	50,000.00	50,000											