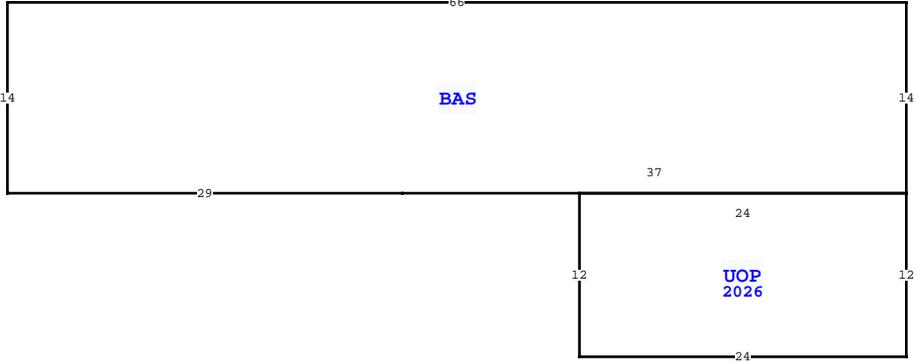


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	13	LAM/VNLPLK 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
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	26716.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	
UOP	288	25	2026
TOTALS	1,212		996

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	996	118.0000	113.28	112,827	1996	2005	0	0	45.00	55.00
1 MANUF 1 100% - 2026 Heated Area: 924 HX Base Yr 2026											



COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	Tax Dist:	STANDARD
BUILDING MARKET VALUE			62,055
TOTAL MARKET OB/XF VALUE			7,240
TOTAL LAND VALUE - MARKET			28,000
TOTAL MARKET VALUE			97,295
SOH/AGL Deduction			0
ASSESSED VALUE			97,295
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			45,884
TOTAL JUST VALUE			97,295
NCON VALUE			4,485
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			89,586

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1543/1367	6/20/2025	WD	Q	I	01	140,000
GRANTOR: CLETTA RICHARD						
GRANTEE: GEARY IZABEL						
1526/2259	11/04/2024	QC	U	I	11	100
GRANTOR: CLETTA RANDI JEANNIE						
GRANTEE: CLETTA RICHARD						

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	0294	SHED WOOD/	0	100	8	16		7.50	25	1996	1996	3	25	240	
2	9945	Well/Sept	0	100	0	0		7,000.00	100			3	100	7,000	

TOTAL OB/XF											
436 SW NANTUCKETT PL, FORT WHITE											
7,240											

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W66 S14 E29 E37 N14 \$											
UOP=[YR=2026;ORIG=0,14] S12 W24 N12 E24 \$											

LAND DESCRIPTION																								
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	1.00	28,000.00	28,000.00	28,000							