PART OF LOT 3 WARNOCK FARMS DESC
SE COR OF SAID LOT 3, RUN N 172.
POB CONT N 172.62 FT, W 421.50 F

CALDWELL BARBARA R LIVING TRUST/MILONE JOHN E
128 SW RUM ISALND TER
FORT WHITE, FL 32038

2027

26-7S-16-04324-104

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 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

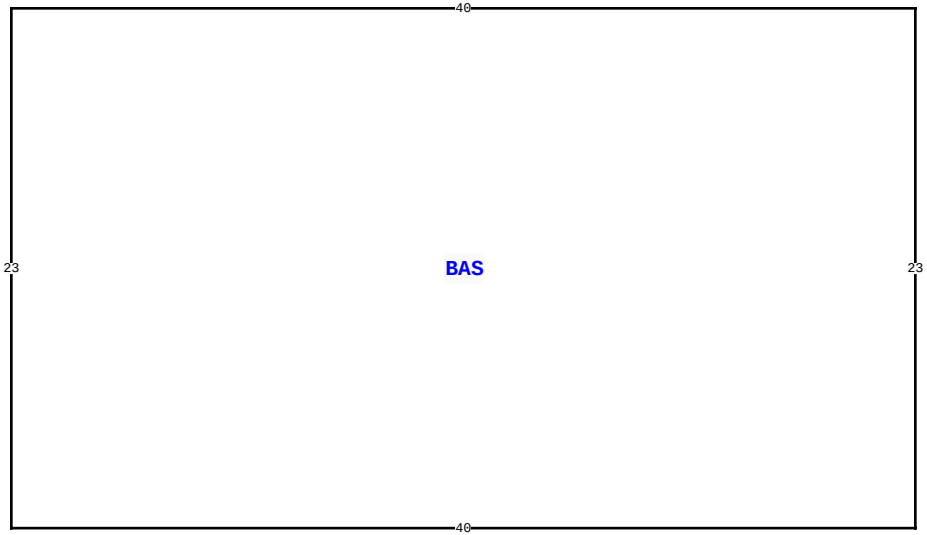
NEIGHBORHOOD/LOC 26716.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	920	100		920	24,730
TOTALS	920			920	24,730

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	920	112.0000	67.20	61,824	1987	1995	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 920 HX Base Yr



170 SW RUM ISLAND TER, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	8	10	80.00	UT	5.00	5.00	100	2003	2003	3	100	400	
2	0120	CLFENCE 4	0	0	0	0	280.00	UT	4.45	4.45	100	2003	2003	3	100	1,246	
3	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	24,730
TOTAL MARKET OB/XF VALUE	8,646
TOTAL LAND VALUE - MARKET	26,720
TOTAL MARKET VALUE	60,096
SOH/AGL Deduction	4,304
ASSESSED VALUE	55,792
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	55,792
TOTAL JUST VALUE	60,096
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	60,096

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1293/1869	4/28/2015	QC	U	I	11	100
GRANTOR: BARBARA R CALDWELL &						
GRANTEE: BARBARA CALDWELL TR						
1158/2048	9/15/2008	QC	Q	I	01	41,400
GRANTOR: JOHN E MILONE						
GRANTEE: JOHN EDWARD MILONE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S23 E40 N23$.

LAND DESCRIPTION

TOTAL OB/XF 8,646

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	0.00	0.00	1.67	AC		1.00	1.00	1.00	16,000.00	16,000.00	26,720							

REVIEW DATE 07/21/2015 BY TW Total Acres: 1.67 Total Land Value: 26,720 Market: 0 Agricultural: 0 Common: 26,720 PRINTED 11/17/2026 BY SYS