

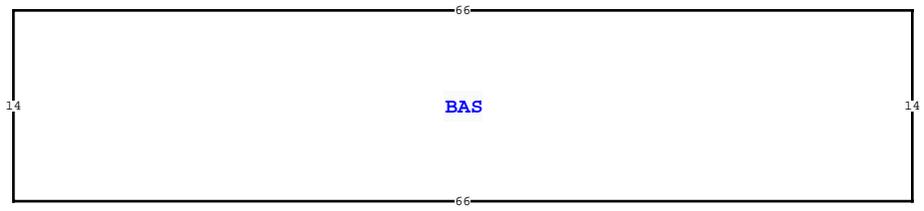
COMM SW COR OF NE1/4 OF SW1/4, R
FOR POB, CONT N 446.41 FT, E 502
446.09 FT, W 476.56 FT, TO POB.

PRESNELL ALEXANDRIA LEE
260 SW POWERS GLN
FORT WHITE, FL 32038

2026

26-7S-16-04331-001


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architctual Units	01	CONV 100 0 100
Quality	03	03
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26716.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	924	100
TOTALS	924	19,888

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2025		Heated Area: 924					HX Base Yr 2025	
											
BLD DATE		LGL DATE								05/06/2026	MLU
XF DATE		LAND DATE									
INC DATE		AG DATE									

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			19,888
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			65,130
TOTAL MARKET VALUE			92,018
SOH/AGL Deduction			13,923
ASSESSED VALUE			78,095
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			26,684
TOTAL JUST VALUE			92,018
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			76,042

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25989	M H	342	07/05/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1548/1403	9/04/2025	QC	U	I	11	100
GRANTOR: O'STEEN BONNIE						
GRANTEE: PRESNELL ALEXANDNA						
1225/2742	12/08/2011	QC	U	I	11	100
GRANTOR: ALEXANDRIA LEE PRESNE						
GRANTEE: ALEXANDRIA LEE & BO						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	9945	Well/Sept	0	100	0	1.00	UT	7,000.00	7,000.00	100	

TOTAL OB/XF												7,000												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							

BUILDING NOTES											
BAS= W66 S14 E66 N14\$.											

BUILDING DIMENSIONS											
BAS= W66 S14 E66 N14\$.											