

COMM SE COR, RUN W 30 FT TO W R/
 POB, RUN N 317.58 FT, W 626.31 F
 E 626.41 FT TO POB. (AKA LOT 6 R

NEWTON ROBERT TODD/NEWTON BRENDA LEE
 20300 SW 344TH ST
 HOMESTEAD, FL 33034

2026

26-7S-16-04335-009



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	26716.030 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	2024
TOTALS	1,248		1,248
			89,946

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	1	100%	- 2024	Heated Area: 1248			HX Base Yr 2024				
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <div style="border: 1px solid black; width: 80%; height: 80%; display: flex; align-items: center; justify-content: center;"> <p style="color: blue; font-weight: bold;">BAS 2024</p> </div> </div>												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE										05/06/2026		MLU
AG DATE												

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			89,946
TOTAL MARKET OB/XF VALUE			8,470
TOTAL LAND VALUE - MARKET			59,410
TOTAL MARKET VALUE			157,826
SOH/AGL Deduction			7,569
ASSESSED VALUE			150,257
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			98,846
TOTAL JUST VALUE			157,826
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			146,307

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046777	Mobile Home		03/20/2023
10620	M H	125	01/08/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1484/836	2/03/2023	LE U		I	14	100
GRANTOR: NEWTON ROBERT TODD						
GRANTEE: NEWTON ROBERT TODD						
1362/2414	6/20/2018	LE U		I	14	100
GRANTOR: WILLIAM & VIRGINIA NE						
GRANTEE: ROBERT TODD NEWTON						

EXTRA FEATURES	
218 SW DANA GLN, FORT WHITE	

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 14 14	196.00	UT	7.50	7.50	100	2003	2003	3	100	1,470	
2	9945	Well/Sept	0	100 0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=19,15] E52 S24 W52 N24 \$	

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	4.57	AC		1.00	1.00	1.00	13,000.00	13,000.00	59,410									