

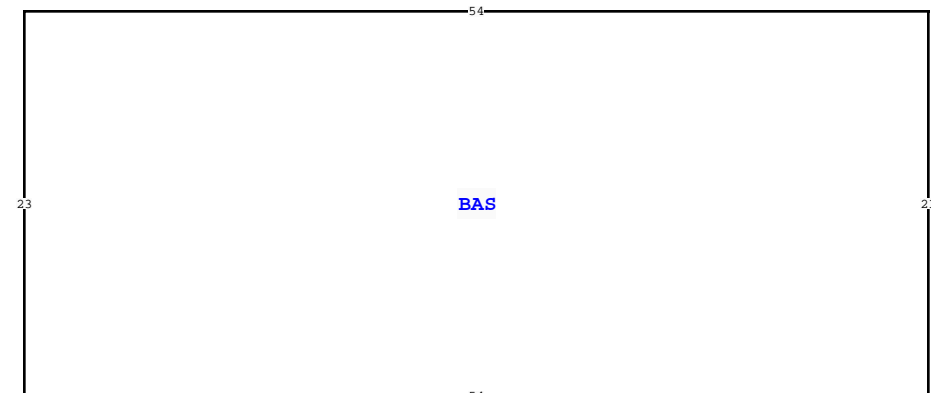
COMM NE COR OF NE1/4, RUN E
992.13 FT, S 6.11 FT FOR POB,
CONT S 352.81 FT, W 593.98 TO

WALLACE AVIS NADINE/WALLACE AVIS H
9419 SW OLD WIRE RD
FT WHITE, FL 32038

2026

27-6S-16-03950-001


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 90	
Interior Floo	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	
Architctual Units	01	CONV 100 0 100	
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	27616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,242	100	
TOTALS	1,242		33,057

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%	- 2013								
				Heated Area: 1242			HX Base Yr 2013				
											
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				33,057	
TOTAL MARKET OB/XF VALUE				7,000	
TOTAL LAND VALUE - MARKET				26,080	
TOTAL MARKET VALUE				66,137	
SOH/AGL Deduction				36,745	
ASSESSED VALUE				29,392	
TOTAL EXEMPTION VALUE				HX HB WX SX 29,392	
BASE TAXABLE VALUE				0	
TOTAL JUST VALUE				66,137	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				62,877	
XFOB:1:1: PINE MH					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
29838	M H	607	12/22/2011		
13599	M H	0	02/06/1998		
9837	SFR	210	06/14/1995		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1225/1134	11/28/2011	WD	U	V	30	100
GRANTOR: NADINE AVIS NADINE WA						
GRANTEE: AVIS H WALLACE & AV						
0810/0020	8/28/1995	QC	Q	I	01	0
GRANTOR: NADINE AVIS NADINE WA						
GRANTEE: MARYLAND WALLACE						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	9945	Well/Sept	0	100	0	0	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	1.63	AC		1.00	1.00	1.00	16,000.00	16,000.00	26,080							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W54 S23 E54 N23\$.	