

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	VINYL SID 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 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			
Architectual 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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100		1,560	136,964
TOTALS	1,560			1,560	136,964

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100% - 2017									
Heated Area: 1560						HX Base Yr 2017						

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VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			136,964	
TOTAL MARKET OB/XF VALUE			8,200	
TOTAL LAND VALUE - MARKET			65,000	
TOTAL MARKET VALUE			210,164	
SOH/AGL Deduction			90,736	
ASSESSED VALUE			119,428	
TOTAL EXEMPTION VALUE			51,411	
BASE TAXABLE VALUE			68,017	
TOTAL JUST VALUE			210,164	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			203,504	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34188	M H	525	06/27/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1228/0230	1/12/2012	WD	U	V	40	50,000
GRANTOR: NORTH FLORIDA TIMBERL						
GRANTEE: LUKE M PENNINGTON						
0935/0121	9/10/2001	WD	Q	V		723,600
GRANTOR: HORTON TIMBER CO						
GRANTEE: NORTH FLORIDA TIMBE						

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	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	2016	2016	3	100	1,200	
2	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000	

BLD DATE			LGL DATE		
XF DATE			LAND DATE		
INC DATE			AG DATE		
355 SW VIXEN LN, FORT WHITE			05/07/2026 MLU		

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W52 S30 E52 N30\$.												

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-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000								