

(AKA S1/2 LOT 12; PRCL "B", TURK
DESC AS): COMM NE COR OF SW1/4,
FT, W 1958.58 FT, S 334.31 FT FO

DOMINGUEZ-RIVERA ALEXANDER/DOMINGUEZ MONICA D
171 SW POWELL GLN
FORT WHITE, FL 32038

2026

29-5S-16-03737-212

ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31	VINYL	SID	100	
Exterior Wall	00	N/A		0	
Roof Structure	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	13	LAM/VNLPLK		70	
Interior Floor	14	CARPET		30	
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			100	
Kitchen Adjus	01			100	
Quality	05	05			
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA		02	
NEIGHBORHOOD/LOC	29516.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	2025	1,152	98,125
TOTALS	1,152			1,152	98,125

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
1	MANUF	1	0%	- 2026																				
				Heated Area:	1152			HX Base Yr																
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS 2025 </div>																								
<table border="1" style="width: 100%;"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>05/06/2026</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					05/06/2026	MLU
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			98,125
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			66,300
TOTAL MARKET VALUE			171,425
SOH/AGL Deduction			0
ASSESSED VALUE			171,425
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			171,425
TOTAL JUST VALUE			171,425
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			116,969

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050689	Roof Replacement	6,000	08/28/2024
000050410	Remodel	25,000	07/22/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1536/2341	3/27/2025	WD Q	Q	I	01	210,000
GRANTOR: BROWN RAYMOND RENARD						
GRANTEE: DOMINGUEZ-RIVERA AL						
1512/983	4/10/2024	WD Q	Q	I	03	70,000
GRANTOR: HARMON ZACHARY						
GRANTEE: BROWN RAYMOND RENAR						

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	9945	Well/Sept	0	0	0	0	1.00	UT 7,000.00	7,000.00	100		3	100	7,000

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2025;ORIG=5,10] E48 S24 W48 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	0		A-1	0.00	0.00	5.10	AC		1.00	1.00	1.00	13,000.00	13,000.00	66,300							