LOT 3 ROLLING ACRES S/D.

683-115, 707-22, 808-676, 814-14

LUCENA JAMES R/OLIVER MARIA
245 SW ROLLING GLN
FORT WHITE, FL 32038

2027

29-6S-16-03970-033

BUILDING CHARACTERISTICS

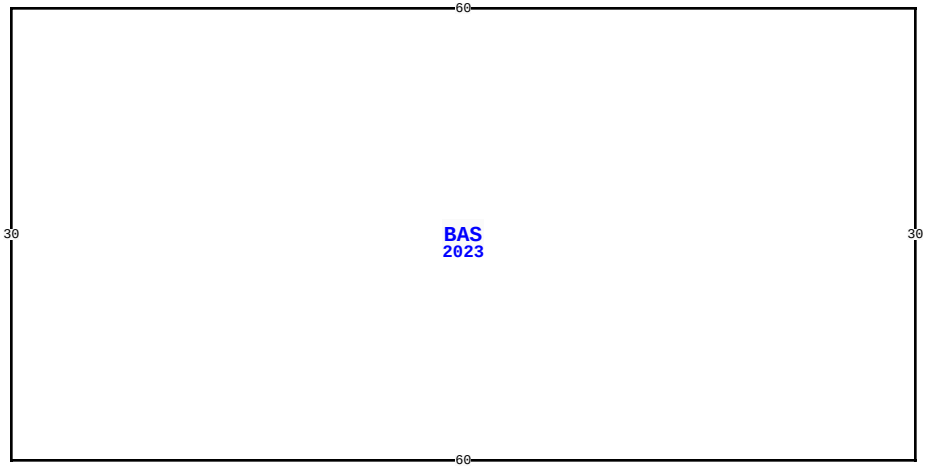
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		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	29616.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,800	100	2023	1,800	106,236
TOTALS	1,800			1,800	106,236

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,800	113.5000	90.80	163,440	2010	2010	0	0	0	35.00	65.00

1 MANUF 1 100% - 2023 Heated Area: 1800 HX Base Yr 2023



245 SW ROLLING GLN, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	100	0	0	1.00	UT	7,000.00	7,000.00	100	2023	2022		100	7,000	
2	0030	BARN,MT	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2023	2022		100	3,500	
3	0296	SHED METAL	0	100	0	0	1.00	UT	1,800.00	1,800.00	100	2023	2022		100	1,800	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	300.00	300.00	100	2023	2022		100	300	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	400.00	400.00	100	2027	2026		100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		106,236
TOTAL MARKET OB/XF VALUE		13,000
TOTAL LAND VALUE - MARKET		39,060
TOTAL MARKET VALUE		158,296
SOH/AGL Deduction		17,949
ASSESSED VALUE		140,347
TOTAL EXEMPTION VALUE	HX HB SX	101,411
BASE TAXABLE VALUE		38,936
TOTAL JUST VALUE		158,296
NCON VALUE		400
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		159,230

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045263	Mobile Home		08/23/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1457/2217	1/22/2022	WD	U	V	11	100

GRANTOR: RIGDON EMMETT MILES

GRANTEE: LUCENN JAMES R

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=18,20] E60 S30 W60 N30 $

.

LAND DESCRIPTION

TOTAL OB/XF 13,000

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	2.79	AC		1.00	1.00	1.00	14,000.00	14,000.00	39,060							

REVIEW DATE 06/12/2026 BY AJ Total Acres: 2.79 Total Land Value: 39,060 Market: 0 Agricultural: 0 Common: 39,060 PRINTED 11/17/2026 BY SYS