

BEG AT SE COR OF LOT 5 ROLLING A
 317.39 FT, W 136.69 FT, S 319.98
 SAID LOT 5, N 87 DEG E 136.71 FT

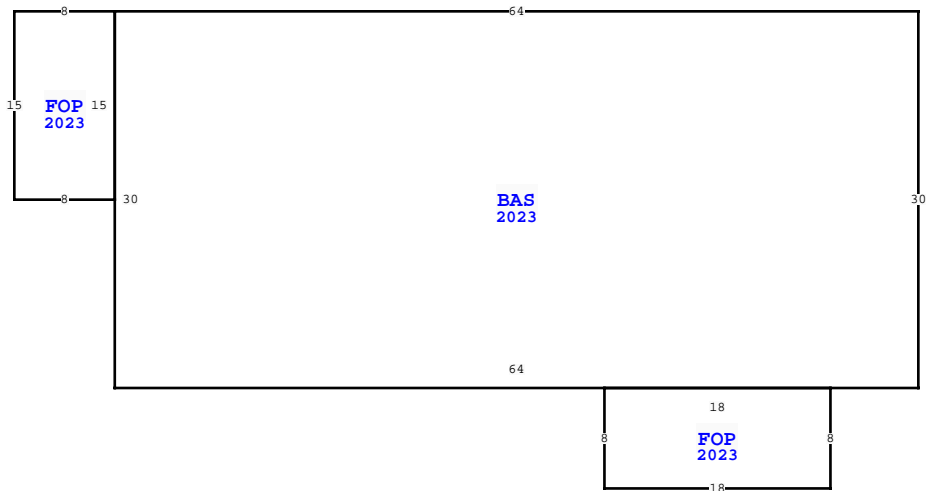
SIMPKINS SHARON ANNE
 317 SW ROLLING GLN
 FORT WHITE, FL 32038

2026

29-6S-16-03970-045


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	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	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	02	02	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
BAS	1,920	100	2023
FOP	120	35	2023
FOP	144	35	2023
TOTALS	2,184		

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%	- 2024	Heated Area: 1920					HX Base Yr	2024



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		123,653	
TOTAL MARKET OB/XF VALUE		9,350	
TOTAL LAND VALUE - MARKET		14,000	
TOTAL MARKET VALUE		147,003	
SOH/AGL Deduction		601	
ASSESSED VALUE		146,402	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		94,991	
TOTAL JUST VALUE		147,003	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		149,160	
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1488/1766	4/19/2023	QC	U	V	11	100
GRANTOR: BLAHA STEVEN						
GRANTEE: SIMPKINS SHARON ANN						

EXTRA FEATURES		TOTAL OB/XF	
L N	OB/XF CODE	DESCRIPTION	ADJ R
1	0070	CARPOT UF	500.00
2	0294	SHED WOOD/	350.00
3	0296	SHED METAL	500.00
4	0294	SHED WOOD/	1,000.00
5	9945	Well/Sept	7,000.00

TOTAL OB/XF												9,350			
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	0070	CARPOT UF	0	100 0 0	1.00	UT	500.00	500.00	100	2023	2022		100	500	
2	0294	SHED WOOD/	0	100 0 0	1.00	UT	350.00	350.00	100	2023	2022		100	350	
3	0296	SHED METAL	0	100 0 0	1.00	UT	500.00	500.00	100	2023	2022		100	500	
4	0294	SHED WOOD/	0	100 0 0	1.00	UT	1,000.00	1,000.00	100	2023	2022		100	1,000	
5	9945	Well/Sept	0	100 0 0	1.00	UT	7,000.00	7,000.00	100	2023	2022		100	7,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=9,11] E64 S30 W64 N30 \$	
FOP=[YR=2023;ORIG=1,11] E8 S15 W8 N15 \$	
FOP=[YR=2023;ORIG=48,41] E18 S8 W18 N8 \$	

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	1.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,000							