COMM NE COR OF NW1/4, RUN S 1448
RUN W 623.76 FT, SW 140.12 FT, E
126.17 FT TO POB. & COMM NE COR

BYRD ROBIN DELON JR/BYRD ROBIN LAYTON
2785 SW NEWARK DR
FORT WHITE, FL 32038-4741

2027

30-6S-16-03999-006

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	01	CONV 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

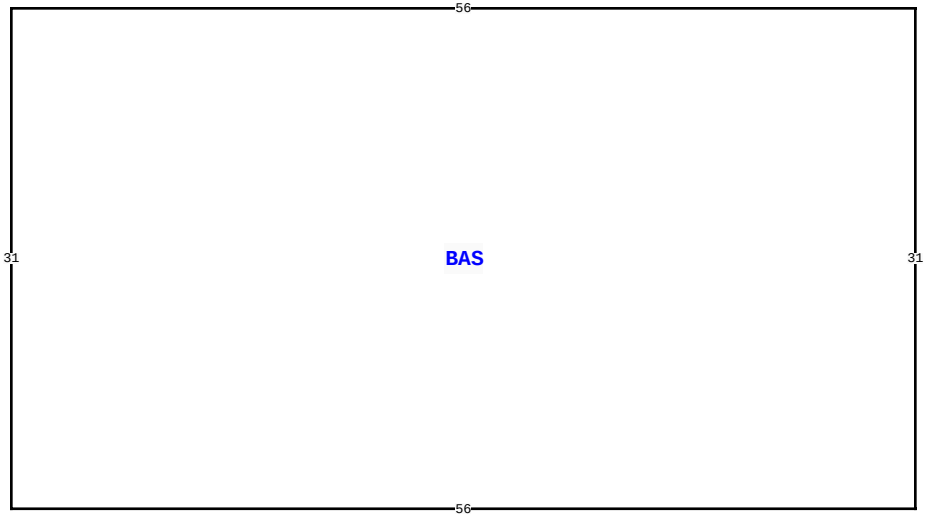
NEIGHBORHOOD/LOC 30616.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,736	100		1,736	51,014
TOTALS	1,736			1,736	51,014

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,736	113.9000	68.34	118,638	2004	2004	0	0	0	57.00	43.00

1 MOBILE HME 0% - 0 Heated Area: 1736 HX Base Yr



759 SW ROBERTS AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	400	
2	0070	CARPORT UF	0	0	12	20	240.00	UT	2.50	2.50	100	2008	2008	3	100	600	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	51,014
TOTAL MARKET OB/XF VALUE	15,000
TOTAL LAND VALUE - MARKET	41,800
TOTAL MARKET VALUE	107,814
SOH/AGL Deduction	0
ASSESSED VALUE	107,814
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	107,814
TOTAL JUST VALUE	107,814
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	107,814

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049611	Mobile Home		04/12/2024
23777	M H	493	10/26/2005
21908	M H	250	05/25/2004
15545	M H	125	05/19/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1511/1403	4/01/2024	QC	U	I	11	100
GRANTOR: BYRD ROBIN DELON JR						
GRANTEE: BYRD ROBIN DELON JR						
1510/2435	3/21/2024	QC	U	V	11	100
GRANTOR: BYRD ROBIN DELON JR						
GRANTEE: BYRD ROBIN DELON JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S31 E56 N31$.

LAND DESCRIPTION

TOTAL OB/XF 15,000

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	0		A-1	0.00	0.00	1.90	AC		1.00	1.00	1.00	11,000.00	11,000.00	20,900							
2	0000	C	VAC RES	0		A-1	0.00	0.00	1.90	AC		1.00	1.00	1.00	11,000.00	11,000.00	20,900							

REVIEW DATE 05/21/2026 BY JB Total Acres: 3.80 Total Land Value: 41,800 Market: 0 Agricultural: 0 Common: 41,800 PRINTED 11/17/2026 BY SYS