

COMM SW COR OF SW1/4, RUN E  
657.31 FT FOR POB, RUN N  
662.71 FT, E 658.82 FT, S

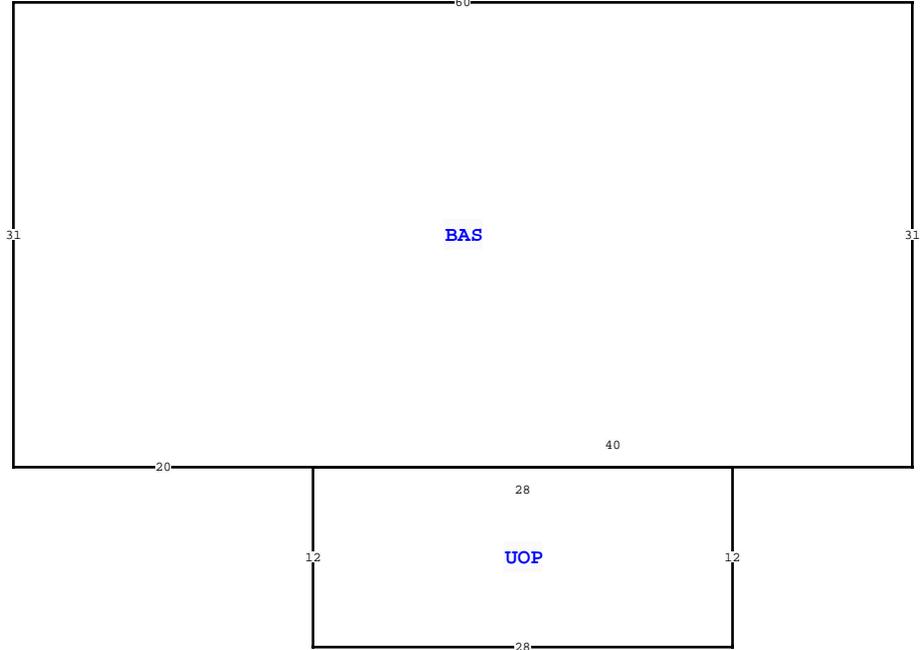
WILLIAMS GEORGE A/WILLIAMS KAREN A  
499 SW SAN TUCKNEE TERACE  
FORT WHITE, FL 32038

**2026**

30-6S-16-04001-114  
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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
Architectural	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
BAS	1,860	100	
UOP	336	25	
TOTALS	2,196		1,944

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	MANUF	1	100%	-	2006							
Heated Area: 1860						HX Base Yr 2006						



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		95,651
TOTAL MARKET OB/XF VALUE		7,300
TOTAL LAND VALUE - MARKET		82,582
TOTAL MARKET VALUE		185,533
SOH/AGL Deduction		89,382
ASSESSED VALUE		96,151
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		44,740
TOTAL JUST VALUE		185,533
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		172,286

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22631	M H	429	12/21/2004
18636	M H	125	08/20/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1060/0971	11/01/2004	WD	Q	I	04	36,400
GRANTOR: BULLARD MANAGEMENT						
GRANTEE: GEORGE A & KAREN A						
1030/2151	10/06/2004	CT	Q	I	01	100
GRANTOR: ELANE M BROCK						
GRANTEE: BULLARD MANAGEMENT						

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	100	2005	2005	3	100	1,200	
2	0080	DECKING	0	100	0	0		1.00	UT 0.00	100	2008	2008	3	100	300	
3	9947	Septic	0	100	0	0		1.00	UT 3,000.00	100			3	100	3,000	
4	0020	BARN,FR	0	100	0	0		1.00	UT 0.00	100	2008	2008	3	100	2,800	

LAND DESCRIPTION																								
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			0.00	0.00	10.01	AC		1.00	1.00	0.75	11,000.00	8,250.00	82,582							