

COMM SW COR SW1/4 OF SE1/4 OF
SEC 30, N 527.14 FT, N 625.37
FT TO POB. N 163.96 FT, CONT N

COLLINS ROBERT JOSEPH/COLLINS LEI ANN
248 SW POWDER CT
FORT WHITE, FL 32038

2026

30-6S-16-04002-029

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
Units		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	30616.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,456	100	
UOP	504	25	
TOTALS	1,960		1,582 142,283

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%	- 2020	Heated Area: 1456			HX Base Yr 2020				
<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>56</p> <p>9</p> <p>UOP</p> <p>56</p> <p>26</p> <p>BAS</p> <p>56</p> </div>												
<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>BLD DATE</p> <p>XF DATE</p> <p>INC DATE</p> </div>												
<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>LGL DATE</p> <p>LAND DATE</p> <p>AG DATE</p> </div>												
248 SW POWDER CT, FORT WHITE												
05/06/2026 MLU												

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION BY			VALUATION SUMMARY	
Tax Group: 3	Tax Dist:		STANDARD	
BUILDING MARKET VALUE			142,283	
TOTAL MARKET OB/XF VALUE			34,100	
TOTAL LAND VALUE - MARKET			110,110	
TOTAL MARKET VALUE			286,493	
SOH/AGL Deduction			100,532	
ASSESSED VALUE			185,961	
TOTAL EXEMPTION VALUE	HX HB			51,411
BASE TAXABLE VALUE			134,550	
TOTAL JUST VALUE			286,493	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			274,866	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051534	Roof Replacement	10,636	11/15/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1399/0024	11/06/2019	WD	Q	V	01	60,000

GRANTOR: BULLARD MANAGEMENT SE
GRANTEE: ROBERT JOSEPH & LEI

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	0040	BARN,POLE	0	100	0	0	UT	0.00	0.00	100	2017	2017	3	100	600	
2	0040	BARN,POLE	0	100	0	0	UT	0.00	0.00	100	2019	2019	3	100	2,500	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2019	2019	3	100	4,500	
5	0031	BARN,MT AE	0	100	30	50	UT	13.00	13.00	100	2019	2019	3	100	19,500	
TOTALS													34,100			

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W56 S26 E56 N26\$ UOP= N9 W56 S9 E56\$.												

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	10.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,110								