LOT 11 SASSAFRAS ACRES S/D

ORB 462-19, 656-247, 769-262

LEVINS DAVID
523 SW CR 138
FT WHITE, FL 32038-2473

2027

30-7S-17-10068-011

BUILDING CHARACTERISTICS

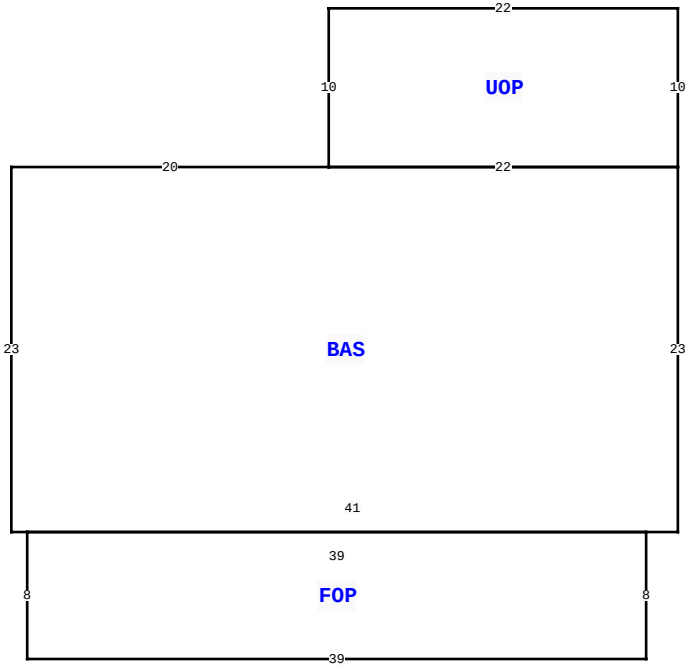
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 80
Exterior Wall	31	VINYL SID 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	30717.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	966	100		966	25,638
FOP	312	35		109	2,893
UOP	220	25		55	1,460
TOTALS	1,498			1,130	29,990

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,130	110.5800	66.35	74,976	1982	1982	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2018 Heated Area: 966 HX Base Yr 2018



523 SW COUNTY ROAD 138 , 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	29,990
TOTAL MARKET OB/XF VALUE	8,500
TOTAL LAND VALUE - MARKET	36,320
TOTAL MARKET VALUE	74,810
SOH/AGL Deduction	32,881
ASSESSED VALUE	41,929
TOTAL EXEMPTION VALUE	HX HB 25,000
BASE TAXABLE VALUE	16,929
TOTAL JUST VALUE	74,810
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	74,810

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1343/2290	8/31/2017	WD	Q	I	01	35,000
GRANTOR: ANGELO & MARIA MORALE						
GRANTEE: DAVID LEVINS (A SIN						
1343/2288	8/08/2017	QC	U	I	11	100
GRANTOR: SERGIO J MORALES & GE						
GRANTEE: ANGELO & MARIA MORA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 S23 E1 FOP= S8 E39 N8 W39$ E41 N23 UOP= N10 W22 S10 E22$ W22$.

LAND DESCRIPTION

TOTAL OB/XF 8,500

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		00	0.00	0.00	2.27	AC		1.00	1.00	1.00	16,000.00	16,000.00	36,320							

REVIEW DATE 01/30/2018 BY DF Total Acres: 2.27 Total Land Value: 36,320 Market: 0 Agricultural: 0 Common: 36,320 PRINTED 11/17/2026 BY SYS