(AKA LOT 5 PINE HILLS UNREC): CO
685.72 FT, S 695.05 FT, S 17 DEG
FT FOR POB, CONT S 17 DEG W 542.

PITTMAN CHRISTOPHER
882 SW DREW FEAGLE RD
FORT WHITE, FL 32038

2027

31-5S-16-03744-205

BUILDING CHARACTERISTICS

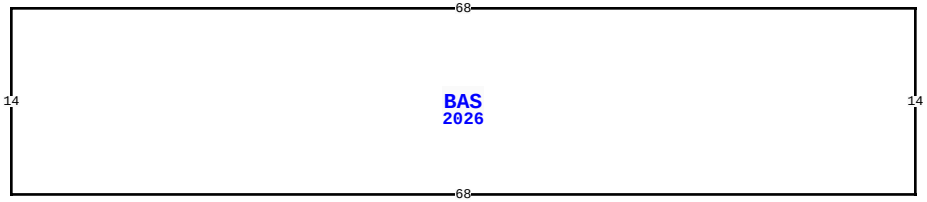
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	02	02
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	31516.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	952	100	2026	952	14,528
TOTALS	952			952	14,528

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	952	63.5800	38.15	36,319	1990	1990	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2026 Heated Area: 952 HX Base Yr



882 SW DREW FEAGLE 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	2020	2020	3	100	1,000	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	1,000	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	200	
5	0081	DECKING WI	0	0	0	0	1.00	UT	400.00	400.00	100	2026	2025		100	400	
6	0261	PRCH, UOP	0	0	0	0	1.00	UT	600.00	600.00	100	2026	2025		100	600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	14,528
TOTAL MARKET OB/XF VALUE	10,200
TOTAL LAND VALUE - MARKET	75,218
TOTAL MARKET VALUE	99,946
SOH/AGL Deduction	0
ASSESSED VALUE	99,946
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	99,946
TOTAL JUST VALUE	99,946
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	171,532

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24432	M H	0	04/25/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1565/1428	4/09/2026	WD	Q	I	01	110,000
GRANTOR: QUEAL STEVEN						
GRANTEE: PITTMAN CHRISTOPHER						
1550/2421	10/03/2025	PB	U	I	18	0
GRANTOR: CLERK OF COURT (QUEAL						
GRANTEE: QUEAL STEVEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=15,10] E68 S14 W68 N14 $
.

LAND DESCRIPTION

TOTAL OB/XF 10,200

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	10.52	AC		1.00	1.00	0.65	11,000.00	7,150.00	75,218							

REVIEW DATE 10/05/2026 BY TP Total Acres: 10.52 Total Land Value: 75,218 Market: 0 Agricultural: 0 Common: 75,218 PRINTED 11/17/2026 BY SYS