

AKA N1/2 LT 14 PINE FOREST UNR C  
SE1/4 OF SE1/4, RUN E 715.15 FT,  
W 533.24 FT, N 1336.94 FT FOR PO

STEIN BARBARA A  
1214 SW DREW FEAGLE AVE  
FORT WHITE, FL 32038

2026

31-5S-16-03744-424



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
05	DRYWALL 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
1.	Stories	1.	100		
01	CONV 100				
	Units	0	100		
03	03 100				
01	01 100				
05	05				
0200	MOBILE HOME				
	MAP NUM		02		
	NEIGHBORHOOD/LOC	31516.040	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	74,784
TOTALS	1,248			1,248	74,784

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,248	115.9000	108.95	135,970	2002	2002	0	0	45.00	55.00	
1 MANUF 1			100% - 2016	Heated Area: 1248				HX Base Yr 2016				
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="font-size: 2em; color: blue;">BAS</span> </div>												
BLD DATE			XF DATE			LGL DATE			05/06/2026 MLU			
INC DATE			AG DATE									

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		74,784	
TOTAL MARKET OB/XF VALUE		2,350	
TOTAL LAND VALUE - MARKET		60,120	
TOTAL MARKET VALUE		137,254	
SOH/AGL Deduction		90,036	
ASSESSED VALUE		47,218	
TOTAL EXEMPTION VALUE		HX HB SX 47,218	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		137,254	
NCON VALUE		400	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		121,824	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041822	Roof Replacement	7,144	04/28/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1297/1328	6/30/2015	WD U	I	I	12	41,000
GRANTOR: NVISION CAPITAL ADVIS						
GRANTEE: BARBARA A STEIN						
1297/1324	5/11/2015	WD U	I	I	12	16,000
GRANTOR: HOMETOWN COMMUNITY DE						
GRANTEE: NVISION CAPITAL ADV						

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	2000	2000	3	100	1,200	
2	0296	SHED METAL	0	100	10	15	150.00	UT	5.00	100	2000	2000	3	100	750	
3	0261	PRCH, UOP	0	100	0	0	1.00	UT	400.00	100	2026	2025		100	400	
TOTALS													2,350			

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W52 S24 E52 N24\$.			

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	5.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,120							