THE E1/2 OF THE FOLLOWING: COMM
NW1/4, RUN N 520.65 FT TO S R/W
NE 838.52 FT FOR POB, CONT NE 44

GLENN MICHAEL T/GLENN CLAIRE D
3214 SW COUNTY ROAD 18
FORT WHITE, FL 32038-3380

**2027**

**31-6S-17-09818-007**

## BUILDING CHARACTERISTICS

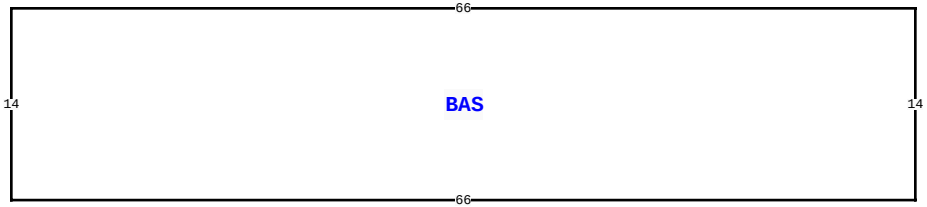
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 08 | SHT VINYL 50 |
| Interior Floo | 14 | CARPET 50 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 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 | 31617.010 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 924 | 100 | | 924 | 51,410 |
| TOTALS | 924 | | | 924 | 51,410 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0201 | 02 | 924 | 108.7750 | 101.16 | 93,472 | 1996 | 1996 | 0 | 0 | 0 | 45.00 | 55.00 |

2 MANUF 1 100% - 2017 Heated Area: 924 HX Base Yr 2017




3214 SW COUNTY ROAD 18 , FORT WHITE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | 05/06/2026 MLU |
| XF DATE | | LAND DATE | |
| 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 | 0040 | BARN,POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2001 | 2001 | 3 | 100 | 1,500 | |
| 2 | 0261 | PRCH, UOP | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2013 | 2013 | 3 | 100 | 1,000 | |
| 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 | | 51,410 |
| TOTAL MARKET OB/XF VALUE | | 9,500 |
| TOTAL LAND VALUE - MARKET | | 40,000 |
| TOTAL MARKET VALUE | | 100,910 |
| SOH/AGL Deduction | | 70,690 |
| ASSESSED VALUE | | 30,220 |
| TOTAL EXEMPTION VALUE | HX HB | 25,000 |
| BASE TAXABLE VALUE | | 5,220 |
| TOTAL JUST VALUE | | 100,910 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 101,463 |

BLDG:1:1: THOM MH

XFOB:1:1: THOM MH

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 17827 | M H | 125 | 01/12/2001 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1529/542 | 12/10/2024 | LE | U | I | 14 | 100 |
| GRANTOR: GLENN MICHAEL T (ENH | | | | | | |
| GRANTEE: GUYER EMILY R (RMDR | | | | | | |
| 1304/0823 | 11/06/2015 | WD | Q | I | 01 | 56,000 |
| GRANTOR: WALLACE H JR & DORA F | | | | | | |
| GRANTEE: MICHAEL T & CLAIRE | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

## LAND DESCRIPTION

TOTAL OB/XF 9,500

| 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 | | | 0.00 | 0.00 | 2.50 | AC | | 1.00 | 1.00 | 1.00 | 16,000.00 | 16,000.00 | 40,000 | | | | | | | |

REVIEW DATE 10/19/2017 BY DF Total Acres: 2.50 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/17/2026 BY SYS