

COMM SW COR OF NW1/4, RUN E 50.9 FT, RUN E 1551.66 FT, NW 316.97 NW 504.86 FT, NE 406.43 FT, SE 4

ERICKSON JACKIE MICHAELS
206 SW EUREKA CT
FORT WHITE, FL 32038

2026

31-6S-17-09818-012

| 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 Floo | 14 | CARPET | 90 |
| Interior Floo | 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 |
| Architectual | 01 | CONV | 100 |
| Units | | 0 | 100 |
| Condition Adj | 03 | 03 | 100 |
| Kitchen Adjus | 01 | 01 | 100 |
| Quality | 05 | 05 | |
| DOR CODE | 0201 MODULAR HOME | | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 31617.010 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,856 | 100 | |
| TOTALS | 1,856 | | 1,856 110,450 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | | | | | | | | | | | | |
|--|---------|-----------|-------------|----------------|-------------------|-----|-----|-----------------|------|------|--------|--|----------|---------|----------|----------|-----------|---------|--|--|--|--|------------|-----|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | | | | | | | | | | | | |
| 3 | MODULAR | 1 | 100% | 1996 | Heated Area: 1856 | | | HX Base Yr 1996 | | | | | | | | | | | | | | | | |
| <div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS </div> | | | | | | | | | | | | | | | | | | | | | | | | |
| <table border="1" style="width: 100%;"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>05/06/2026</td> <td>MLU</td> </tr> </tbody> </table> | | | | | | | | | | | | | BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE | | | | | 05/06/2026 | MLU |
| BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE | | | | | | | | | | | | | | | | | | | |
| | | | | 05/06/2026 | MLU | | | | | | | | | | | | | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | | | PAGE 1 of 1 | 3 |
|---------------------------|-------------|-----|------------|-----------------|---|
| VALUATION SUMMARY | | | | | |
| VALUATION BY | | | | STANDARD | |
| Tax Group: 3 | | | | Tax Dist: | |
| BUILDING MARKET VALUE | | | | 110,450 | |
| TOTAL MARKET OB/XF VALUE | | | | 17,800 | |
| TOTAL LAND VALUE - MARKET | | | | 66,560 | |
| TOTAL MARKET VALUE | | | | 194,810 | |
| SOH/AGL Deduction | | | | 99,717 | |
| ASSESSED VALUE | | | | 95,093 | |
| TOTAL EXEMPTION VALUE | | | | HX HB WX 56,411 | |
| BASE TAXABLE VALUE | | | | 38,682 | |
| TOTAL JUST VALUE | | | | 194,810 | |
| NCON VALUE | | | | 0 | |
| INCOME VALUE | | | | | |
| PREVIOUS YEAR MKT VALUE | | | | 175,970 | |
| XFOB: 2:1: CONC MH | | | | | |
| XFOB: 1:1: CITA MH | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | |
| 17105 | M H | 125 | 06/19/2000 | | |
| 10273 | M H | 125 | 10/02/1995 | | |

| SALES DATA | | | | | | |
|--------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 0905/1877 | 6/26/2000 | WD | Q | V | 01 | 100 |
| GRANTOR: TERRY BALLOU | | | | | | |
| GRANTEE: J MICHAELS | | | | | | |
| 0905/1885 | 6/23/2000 | WD | Q | V | 01 | 30,000 |
| GRANTOR: GLENN SANDERS | | | | | | |
| GRANTEE: JACKIE MICHAELS | | | | | | |

| 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 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 0 | | | 0.00 | 100 | 2013 | 2013 | 3 | 100 | 300 | |
| 2 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 0 | | | 0.00 | 100 | 2013 | 2013 | 3 | 100 | 700 | |
| 3 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 14,000 | |
| 4 | 0081 | DECKING WI | 0 | 100 | 0 | 0 | | | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 200 | |
| 5 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | | | 0.00 | 100 | 2013 | 2013 | 3 | 100 | 200 | |
| 6 | 0031 | BARN, MT AE | 0 | 100 | 0 | 0 | | | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 2,400 | |
| TOTALS | | | | | | | | | | | | | 17,800 | | | |

| 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 | 0201 | C | MOD HOME | 100 | | | 0.00 | 0.00 | 5.12 | AC | | 1.00 | 1.00 | 1.00 | 13,000.00 | 13,000.00 | 66,560 | | | | | | | | |