

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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
Architectural	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	32516.030 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,782	100	
FOP	96	35	
TOTALS	1,878		

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
2	MANUF	1	100%	-	2006																		
Heated Area: 1782						HX Base Yr 2006																	
<table border="1"> <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>04/21/2023</td> <td>MLU</td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/21/2023	MLU
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	111,126		
TOTAL MARKET OB/XF VALUE	8,200		
TOTAL LAND VALUE - MARKET	25,000		
TOTAL MARKET VALUE	144,326		
SOH/AGL Deduction	64,873		
ASSESSED VALUE	79,453		
TOTAL EXEMPTION VALUE	51,411		
BASE TAXABLE VALUE	28,042		
TOTAL JUST VALUE	144,326		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	142,019		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35462	MAINT/ALTR	140	06/20/2017
22513	M H	447	11/18/2004
21257	M H	135	11/06/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0991/1776	8/14/2003	WD	Q	V		28,500

GRANTOR: SUBRANDY  
GRANTEE: PATRICIA R RUIZ & M

EXTRA FEATURES		1236 SW SUNVIEW ST, FORT WHITE															
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	1,200.00	100	2004	2004	3	100	1,200
2	9945	Well/Sept	0	100	0	0		1.00	UT	7,000.00	7,000.00	100			3	100	7,000

LAND DESCRIPTION																								
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	0.50	LT		1.00	1.00	1.00	50,000.00	50,000.00	25,000							

TOTAL OB/XF																	8,200										
REVIEW DATE 02/10/2020 BY BC Total Acres: 2.50 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 05/05/2026 BY SYS																											