COMM SW COR OF SW1/4, RUN N
22 FT TO N R/W WILSON SPRINGS
RD, RUN E ALONG R/W 691.71 FT

DINSMORE NORINE A/HALONSKI WALTER
P O BOX 2761
HIGH SPRINGS, FL 32655-2761

2027

32-6S-16-04016-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 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		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	05	05
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 02

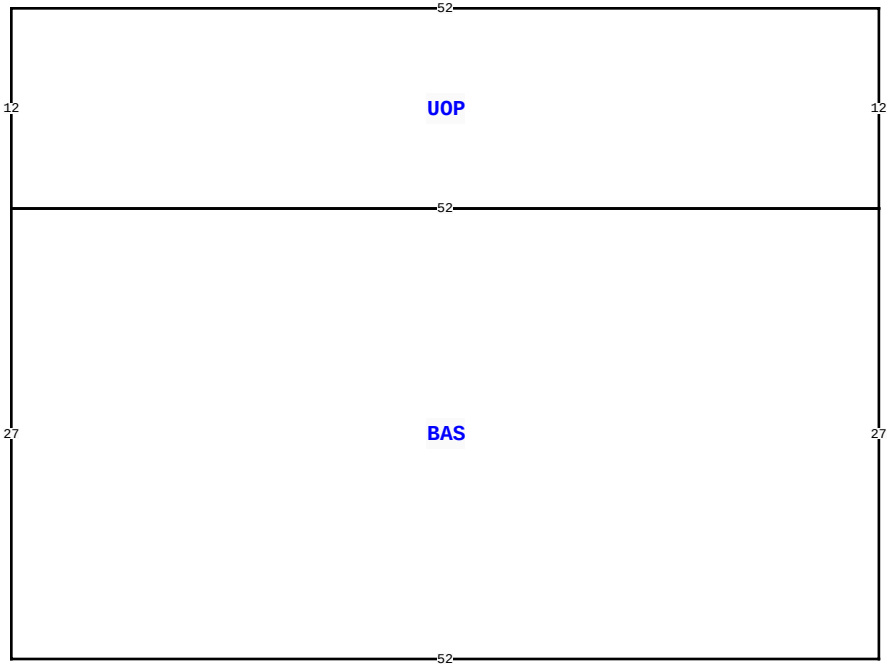
NEIGHBORHOOD/LOC 32616.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	83,954
UOP	624	25		156	9,328
TOTALS	2,028			1,560	93,282

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,560	116.9000	108.72	169,603	2001	2000	0	0	0	45.00	55.00

3 MANUF 1 100% - 1996 Heated Area: 1404 HX Base Yr 1996



1735 SW WILSON SPRINGS RD, 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	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	1994	1994	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	50	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	
6	0030	BARN,MT	0	0	28	38	1,064.00	UT	11.00	11.00	100	2015	2015	3	100	11,704	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		93,282
TOTAL MARKET OB/XF VALUE		21,154
TOTAL LAND VALUE - MARKET		104,160
TOTAL MARKET VALUE		218,596
SOH/AGL Deduction		115,637
ASSESSED VALUE		102,959
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		51,548
TOTAL JUST VALUE		218,596
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		219,599

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17401	M H	125	09/06/2000
9444	M H	125	03/10/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0801/2112	2/14/1995	WD	U	I	35	39,500
GRANTOR: LONG LEAF FARMS						
GRANTEE: DINSMORE-HALONSKI						
0795/1958	9/16/1994	WD	Q	I		50,000
GRANTOR: WILLIAM A & SONYA A G						
GRANTEE: LONG LEAF FARMS INC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S27 E52 N27 UOP= N12 W52 S12 E52$.

LAND DESCRIPTION

TOTAL OB/XF 21,154

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		A-1	0.00	0.00	8.68	AC		1.00	1.00	1.00	12,000.00	12,000.00	104,160							

REVIEW DATE 06/17/2026 BY AJ Total Acres: 8.68 Total Land Value: 104,160 Market: 0 Agricultural: 0 Common: 104,160 PRINTED 11/17/2026 BY SYS