W1/2 OF W1/2 OF NW1/4 OF SE1/4
(AKA PARCEL "B") DESC AS:
BEG AT NW COR OF W1/2 OF W1/2

DORSETT DAVID L/DORSETT CLARA
J AS TRUSTEES, 1005 CHILLUM CT
SAFETY HARBOR, FL 34695

2027

32-6S-16-04018-003

BUILDING CHARACTERISTICS

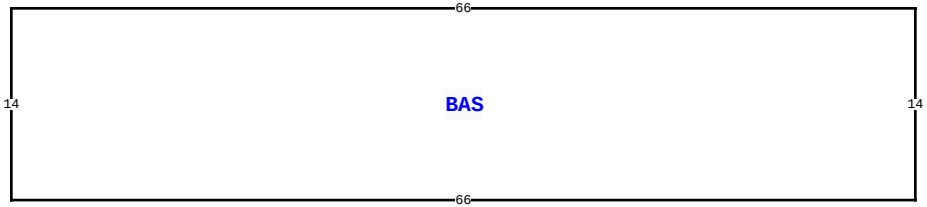
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	03	03
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	924	100		924	26,947
TOTALS	924			924	26,947

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	103.4100	62.05	57,334	2005	2005	0	0	0	53.00	47.00

1 MOBILE HME 0% - 0 Heated Area: 924 HX Base Yr



1357 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	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	400	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0261	PRCH, UOP	0	0	0	0	1.00	UT	300.00	300.00	100	2026	2025		100	300	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	50.00	50.00	100	2026	2025		100	50	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	26,947
TOTAL MARKET OB/XF VALUE	7,750
TOTAL LAND VALUE - MARKET	110,220
TOTAL MARKET VALUE	144,917
SOH/AGL Deduction	37,866
ASSESSED VALUE	107,051
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	107,051
TOTAL JUST VALUE	144,917
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	144,917

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055920	Roof Replacement	6,350	06/18/2026
25520	M H	495	02/13/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1240/0973	8/14/2012	WD	U	I	30	100
GRANTOR: DAVID L & CLARA DORSE						
GRANTEE: DAVID L & CLARA DOR						
1098/0625	9/29/2006	WD	Q	V		100,000
GRANTOR: CARMEN & MARILYN FAVO						
GRANTEE: DAVID L & CLARA DOR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

LAND DESCRIPTION

TOTAL OB/XF 7,750

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	0000	C	VAC RES	0		00	0.00	0.00	9.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,220							

REVIEW DATE 06/17/2026 BY AJ Total Acres: 10.02 Total Land Value: 110,220 Market: 0 Agricultural: 0 Common: 110,220 PRINTED 11/17/2026 BY SYS