LOT 18 MCCLINTON FARM S/D.

369-169, 632-426, 782-1175, 783-

LOCHOWICZ SARAH JEAN
418 SW BANGOR WAY
FORT WHITE, FL 32038

2027

32-6S-17-09827-018

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
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		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

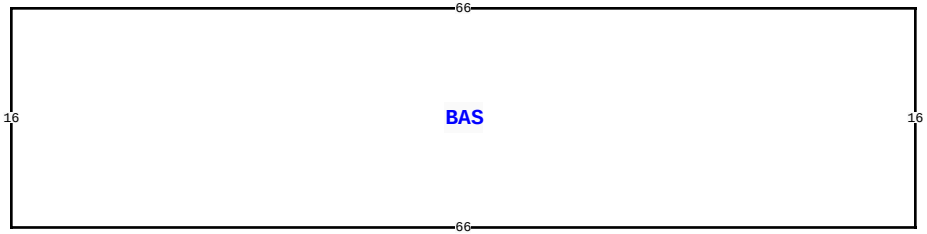
NEIGHBORHOOD/LOC 32617.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100		1,056	60,984
TOTALS	1,056			1,056	60,984

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,056	112.9000	105.00	110,880	1997	1997	0	0	0	45.00	55.00

1 MANUF 1 0% - 0 Heated Area: 1056 HX Base Yr



418 SW BANGOR WAY, 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	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,000	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	60,984
TOTAL MARKET OB/XF VALUE	8,200
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	134,184
SOH/AGL Deduction	18,761
ASSESSED VALUE	115,423
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	115,423
TOTAL JUST VALUE	134,184
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	134,840

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11770	M H	125	10/18/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1391/1699	8/16/2019	WD	Q	I	05	125,000
GRANTOR: MARIE BERNARD						
GRANTEE: SARAH JEAN LOCHOWIC						
1214/2153	5/11/2011	WD	Q	I	01	56,000
GRANTOR: JAMES B & MARY C GARM						
GRANTEE: MARIE BERNARD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S16 E66 N16$.

LAND DESCRIPTION

TOTAL OB/XF 8,200

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	0102	C	SFR/MH	0		00	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							

REVIEW DATE 10/31/2017 BY DF Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS