

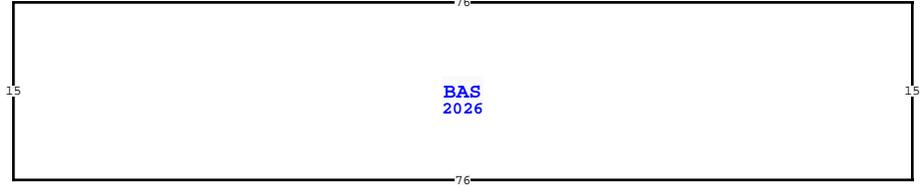
COMM SW COR OF SW1/4 OF NW1/4, R
POB, RUN E 730 FT, N 210 FT, W 7
TO POB. & THAT PART OF THE FOLLO

PAULIS NICHOLAS ROBERT ALEXANDER
537 SW JORDAN ST
FT WHITE, FL 32038

2026

33-6S-16-04037-000


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	16.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,140	100	2026
TOTALS	1,140		1,140
			124,981

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MANUF	2	100% - 2026		Heated Area: 1140					HX Base Yr	2026		
													
537 SW JORDAN ST, FORT WHITE													
				BLD DATE					LGL DATE	05/01/2023 MLU			
				XF DATE					LAND DATE				
				INC DATE					AG DATE				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		124,981	
TOTAL MARKET OB/XF VALUE		7,000	
TOTAL LAND VALUE - MARKET		25,160	
TOTAL MARKET VALUE		157,141	
SOH/AGL Deduction		0	
ASSESSED VALUE		157,141	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		105,730	
TOTAL JUST VALUE		157,141	
NCON VALUE		131,981	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		25,160	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053425	Mobile Home		06/23/2025
000053205	Right-of-Way Acce		05/21/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1530/226	12/20/2024	QC	U	V	11	12,600
GRANTOR: PAULIS VICTORIA DANIE						
GRANTEE: PAULIS NICHOLAS ROB						
1503/2351	12/04/2023	PB	U	V	18	0
GRANTOR: PAULIS VICTOR						
GRANTEE: PAULIS VICTORIA DAN						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2026;ORIG=11,10] E76 S15 W76 N15 \$	

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	9945	Well/Sept	0	100	0	0			7,000.00	100	2026	2025		100	7,000	

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	0200	C	MBL HM	100			0.00	0.00	3.70	AC		1.00	1.00	0.80	8,500.00	6,800.00	25,160							