

LOT 24 BLOCK WEST COLUMBIA EAST-  
851-2426, WD 1019-811, WD 1295-7

HOLT RANDY LEE  
PO BOX 128  
FORT WHITE, FL 32038

**2026**

35-5S-16-03755-027  
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	80
Interior Floo	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	0	0	100
Units	0	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	35516.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,188	100	2026
TOTALS	1,188		1,188
			93,120

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	0%	- 2026							
				Heated Area:	1188			HX Base Yr			
				TOTALS	1,188			1,188			93,120

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		93,120
TOTAL MARKET OB/XF VALUE		7,800
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		140,920
SOH/AGL Deduction		0
ASSESSED VALUE		140,920
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		140,920
TOTAL JUST VALUE		140,920
NCON VALUE		93,120
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		31,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED
53661	Roof Replacement	8,500	07/28/2025
34098	M H	517	05/27/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1544/135	7/07/2025	WD U		I	21	35,000
GRANTOR: JEAN WOODLANDS, LLC						
GRANTEE: HOLT RANDY LEE						
1295/0072	5/20/2015	WD U	V		37	13,000
GRANTOR: EDWARD SMITH JR						
GRANTEE: JEAN WOODLAND, LLC						

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	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	800	
2	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/07/2026	MLU

BUILDING NOTES														
BUILDING DIMENSIONS														
BAS=[YR=2026;ORIG=40,12] E44 S27 W44 N27 \$														

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							