

LOT 4 QUAIL RIDGE S/D.  
ORB 785-1761. CWD 1087-1242,  
WD 1087-1243

SMITH PHILLIP E JR/SMITH HAZEL M  
198 SW SONOMA WAY  
FT WHITE, FL 32038

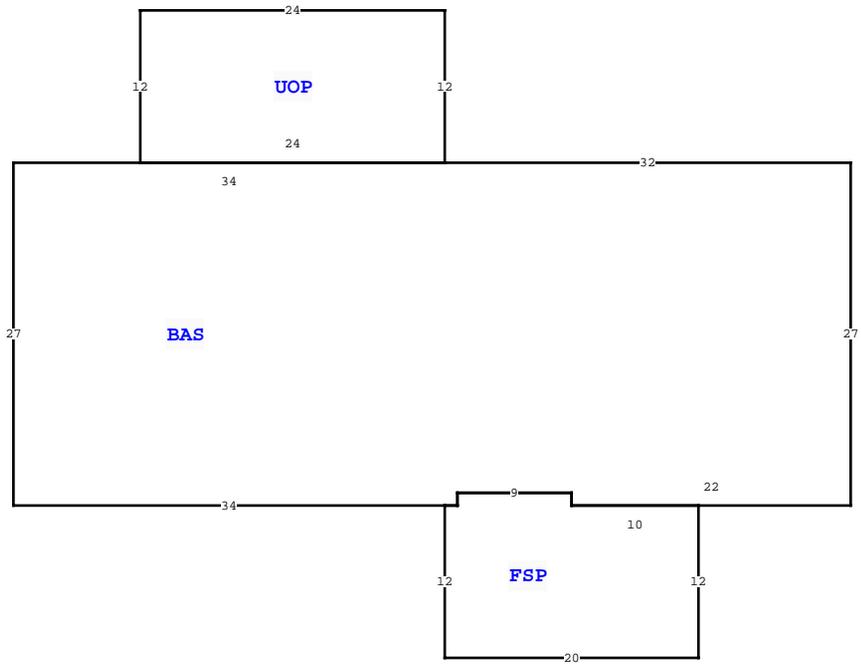
2026

35-6S-16-04066-005



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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	35616.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,773	100	
FSP	249	40	
UOP	288	25	
TOTALS	2,310		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MANUF	1	100%	-	2007						
Heated Area: 1773						HX Base Yr 2007					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		121,182	
TOTAL MARKET OB/XF VALUE		9,900	
TOTAL LAND VALUE - MARKET		65,130	
TOTAL MARKET VALUE		196,212	
SOH/AGL Deduction		101,376	
ASSESSED VALUE		94,836	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		43,425	
TOTAL JUST VALUE		196,212	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		178,656	
BLDG:1:1: COMMODORE MH			
SALE:1:1: LOT 4 QUAIL RIDGE S/D			
PRMT:1:1: 14X70			
XFOB:1:1: COMMODORE MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18841	M H	125	10/16/2001
7370	M H	60	07/13/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1087/1243	6/16/2006	WD Q	Q	I		150,000
GRANTOR: B ANNETTE NOWELL(LIN)						
GRANTEE: PHILLIP JR & HAZEL						
1087/1242	7/28/2000	WD Q	Q	I	04	14,500
GRANTOR: FAIRFAX NURSING CENTE						
GRANTEE: B ANNETTE NOWELL LI						

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	100	0	0	0	1.00	UT 0.00	100	2010	2010	3	100	600	
2	0080	DECKING	0	100	0	0	0	1.00	UT 0.00	100	2010	2010	3	100	100	
3	9945	Well/Sept	0	100	0	0	0	1.00	UT 7,000.00	7,000.00	100		3	100	7,000	
4	0120	CLFENCE 4	0	100	0	0	0	1.00	UT 0.00	100	2010	2010	3	100	300	
5	0294	SHED WOOD/	0	100	0	0	0	1.00	UT 0.00	100	2015	2015	3	100	1,900	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026
INC DATE		AG DATE	MLU

BUILDING NOTES	
198 SW SONOMA WAY, FORT WHITE	

BUILDING DIMENSIONS	
BAS= W32 UOP= N12 W24 S12 E24\$ W34 S27 E34 FSP= S12 E20 N12 W10 N1 W9 S1 W1\$ E1 N1 E9 S1 E22 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	100		00	0.00	0.00	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							