LOT 8 QUAIL RIDGE S/D EX BEG AT
RUN W 300.63 FT, RUN N 09 DG W 2
LINE OF LOT 8, ALSO BEING A PT O

POLING DONAVAN
182 SW BOBWHITE GLN
FT WHITE, FL 32038-3362

2027

35-6S-16-04066-008

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		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

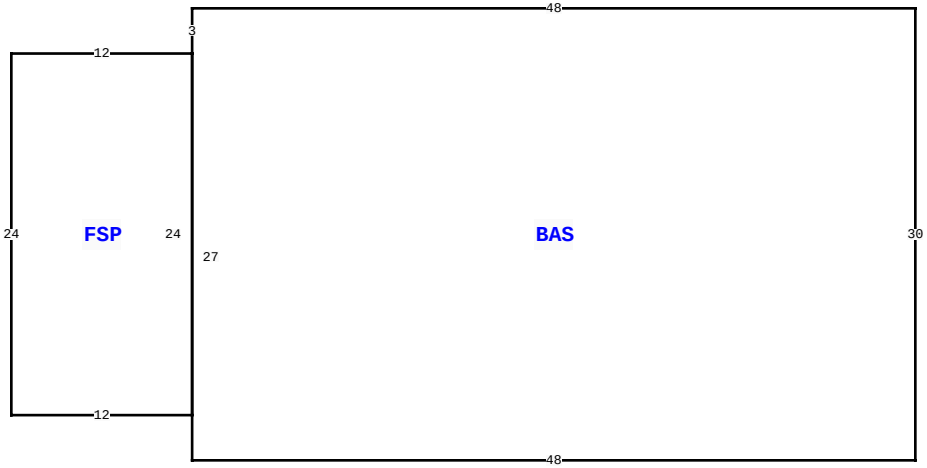
NEIGHBORHOOD/LOC 35616.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	85,370
FSP	288	40		115	6,818
TOTALS	1,728			1,555	92,187

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,555	115.9000	107.79	167,613	2002	2002	0	0	0	45.00	55.00

1 MANUF 1 0% - 0 Heated Area: 1440 HX Base Yr



182 SW BOBWHITE GLN, 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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	600	
2	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	800	
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

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	92,187
TOTAL MARKET OB/XF VALUE	8,400
TOTAL LAND VALUE - MARKET	33,920
TOTAL MARKET VALUE	134,507
SOH/AGL Deduction	12,113
ASSESSED VALUE	122,394
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	122,394
TOTAL JUST VALUE	134,507
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	133,892

SALE:2:1: LOT 7, QUAIL RIDGE

SALE:1:1: LOT 7, QUAIL RIDGE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1530/2654	11/06/2024	WD	U	I	11	100
GRANTOR: POLING JENNIFER						
GRANTEE: POLING DONOVAN						
1523/586	9/10/2024	QC	U	I	11	100
GRANTOR: POLING JENNIFER						
GRANTEE: POLING DONAVAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S3 FSP= W12 S24 E12 N24$ S27 E48 N30$.

LAND DESCRIPTION

TOTAL OB/XF 8,400

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		00	0.00	0.00	2.12	AC		1.00	1.00	1.00	16,000.00	16,000.00	33,920							

REVIEW DATE 05/15/2026 BY KS Total Acres: 2.12 Total Land Value: 33,920 Market: 0 Agricultural: 0 Common: 33,920 PRINTED 11/17/2026 BY SYS