

S1/2 OF NE1/4 OF SW1/4 OF  
SE1/4 & S1/2 OF NW1/4 OF SE1/4  
OF SE1/4 AS LIES W OF COUNTY

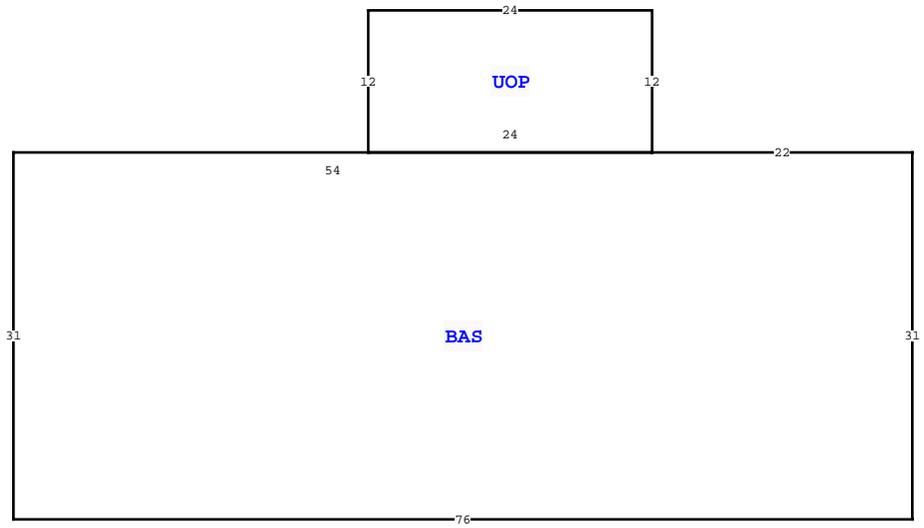
COHEE JAMES E  
494 SW HAWTHORNE TER  
FORT WHITE, FL 32038

**2026**

35-6S-16-04070-017  


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	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	07	07	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	35616.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,356	100	
UOP	288	25	
TOTALS	2,644		2,428 171,719

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	2,428	136.8000	128.59	312,217	1998	1998	0	0	45.00	55.00		
1 MANUF 1 0% - 0													
Heated Area: 2356 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			171,719
TOTAL MARKET OB/XF VALUE			1,600
TOTAL LAND VALUE - MARKET			66,560
TOTAL MARKET VALUE			239,879
SOH/AGL Deduction			60,898
ASSESSED VALUE			178,981
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			178,981
TOTAL JUST VALUE			239,879
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			224,519

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1242/1076	9/27/2012	WD	U	I	12	59,900
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: JAMES E COHEE						
1224/2500	11/15/2011	CT	U	I	12	100
GRANTOR: CLERK OF COURT (SHAWN)						
GRANTEE: FEDERAL NATIONAL MO						

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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
2	0169	FENCE/WOOD	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	400	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W22 UOP= N12 W24 S12 E24\$ W54 S31 E76 N31\$.			

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			0.00	0.00	5.12	AC		1.00	1.00	1.00	13,000.00	13,000.00	66,560							