

LOT 7 SPRING HILLS WEST S/D.  
503-91, 750-471, 751-1023, 761-2

PAVIA LISA ANN  
2491 SW DAISY RD  
FORT WHITE, FL 32038

**2026**

36-5S-15-00484-107

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 Floor	14	CARPET	80
Interior Floor	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	36515.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	2023
FOP	64	35	2023
TOTALS	1,576		

MARKET ADJUSTMENTS															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND				
0201	02	1,534	117.8000	113.09	173,480	1989	1989	0	0	45.00	55.00				
1 MANUF 1 100% - 2023 Heated Area: 1512 HX Base Yr 2023															
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>LGL DATE</th> </tr> </thead> <tbody> <tr> <td>05/06/2026</td> <td>MLU</td> </tr> </tbody> </table>												BLD DATE	LGL DATE	05/06/2026	MLU
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COLUMBIA COUNTY PROPERTY				
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			95,414	
TOTAL MARKET OB/XF VALUE			31,800	
TOTAL LAND VALUE - MARKET			52,130	
TOTAL MARKET VALUE			179,344	
SOH/AGL Deduction			26,032	
ASSESSED VALUE			153,312	
TOTAL EXEMPTION VALUE			51,411	
BASE TAXABLE VALUE			101,901	
TOTAL JUST VALUE			179,344	
NCON VALUE			19,300	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			146,023	
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
000050355	Storage Building	11,000	07/16/2024	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1480/2503	12/07/2022	WD Q	I 01	142,900
GRANTOR: JUNE GERALD				
GRANTEE: PAVIA LISA ANN				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2023;ORIG=-70,-24] S27 E56 N27 W56 \$				
FOP=[YR=2023;ORIG=-30,3] S8 E8 N8 W8 \$				

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		1.00	UT 7,000.00	7,000.00	100		3	100	7,000	
2	0060	CARPOT F	0	100	24	24		1.00	UT 1,800.00	1,800.00	100	2023	2022	100	1,800	
3	0020	BARN,FR	0	100	0	0		1.00	UT 2,500.00	2,500.00	100	2023	2022	100	2,500	
4	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	2023	2022	100	1,200	
5	0030	BARN,MT	0	100	30	40		1,200.00	UT 15.00	15.00	100	2026	2025	100	18,000	
6	0166	CONC,PAVMT	0	100	0	0		1.00	UT 500.00	500.00	100	2026	2025	100	500	
7	0296	SHED METAL	0	100	0	0		1.00	UT 800.00	800.00	100	2026	2025	100	800	
TOTAL OB/XF 31,800																

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		A-1	0.00	0.00	4.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	52,130							