LOT 2 FERNWOOD ESTATES S/D.

786-1871, 905-1359, WD 1534-606,

HEATH BRUCE A/HEATH LINDA C
167 SW CURTAIN LANE
FORT WHITE, FL 32038

2027

36-5S-15-00485-062

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	01	FLAT 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03

DOR CODE 0202 MOBILE HOME/M HOME

MAP NUM | MKT AREA 02

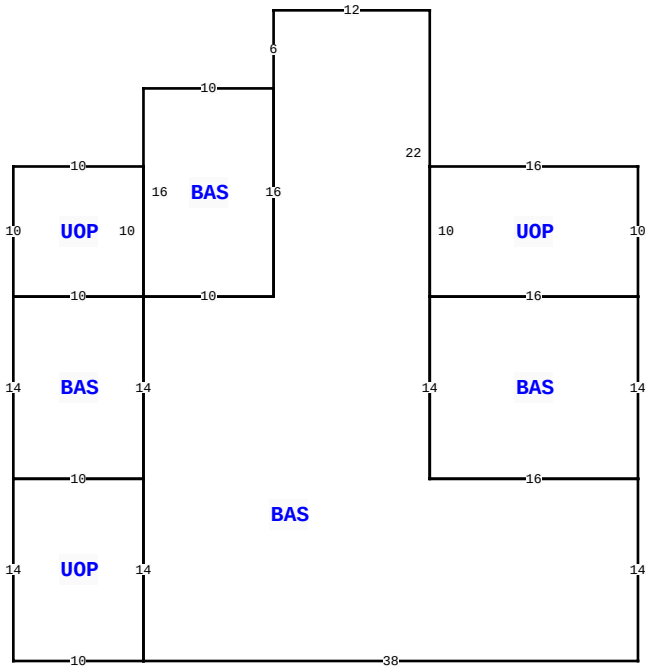
NEIGHBORHOOD/LOC 36515.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	140	100		140	3,175
BAS	160	100		160	3,629
BAS	224	100		224	5,080
BAS	1,104	100		1,104	25,039
UOP	100	25		25	567
UOP	140	25		35	794
UOP	160	25		40	907
TOTALS	2,028			1,728	39,191

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,728	94.5000	56.70	97,978	1983	1983	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1628 HX Base Yr



159 SW CURTAIN LN, FORT WHITE

BLD DATE | LGL DATE
XF DATE | LAND DATE 05/07/2026 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	100	22	24	1.00	UT	0.00	0.00	100	0	0	3	100	430	
2	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		51,940
TOTAL MARKET OB/XF VALUE		11,630
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		128,570
SOH/AGL Deduction		75,192
ASSESSED VALUE		53,378
TOTAL EXEMPTION VALUE	HX HB WX SX	45,095
BASE TAXABLE VALUE		8,283
TOTAL JUST VALUE		128,570
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		128,570

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18172	M H	125	04/16/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1534/606	2/13/2025	WD	U	I	11	100
GRANTOR: HEATH LINDA C						
GRANTEE: HEATH LINDA C						
0905/1359	3/20/2000	WD	Q	V	01	15,000
GRANTOR: SACCOMANO HEIRS						
GRANTEE: BRUCE HEATH (CLEARI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 S6 BAS= W10 S16 E10 N16$ S16 W10 UOP= N10 W10 S10 E10$ BAS= W10 S14 E10 N14$ S14 UOP= W10 S14 E10 N14$ S14 E38 N14 BAS= N14 W16 S14 E16$ W16 N14 UOP= E16 N10 W16 S10$ N22$.

LAND DESCRIPTION

TOTAL OB/XF 11,630

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	0102	C	SFR/MH	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 03/24/2026 BY KS Total Acres: 5.13 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS

LOT 2 FERNWOOD ESTATES S/D.

786-1871, 905-1359, WD 1534-606,

HEATH BRUCE A/HEATH LINDA C
167 SW CURTAIN LANE
FORT WHITE, FL 32038

2027

36-5S-15-00485-062

BUILDING CHARACTERISTICS

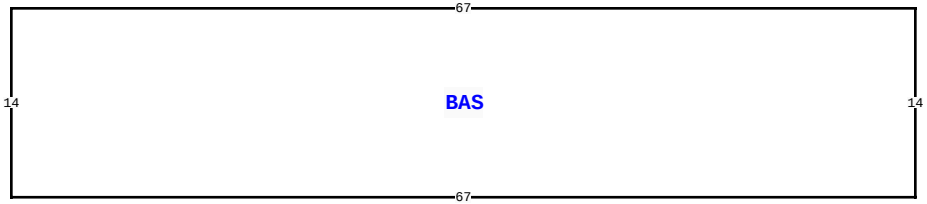
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	36515.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	938	100		938	12,749
TOTALS	938			938	12,749

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	938	56.6325	33.98	31,873	1980	1980	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 938 HX Base Yr



159 SW CURTAIN LN, FORT WHITE

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		51,940
TOTAL MARKET OB/XF VALUE		11,630
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		128,570
SOH/AGL Deduction		75,192
ASSESSED VALUE		53,378
TOTAL EXEMPTION VALUE	HX HB WX SX	45,095
BASE TAXABLE VALUE		8,283
TOTAL JUST VALUE		128,570
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		128,570

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1534/606	2/13/2025	WD	U	I	11	100
GRANTOR: HEATH LINDA C						
GRANTEE: HEATH LINDA C						
0905/1359	3/20/2000	WD	Q	V	01	15,000
GRANTOR: SACCOMANO HEIRS						
GRANTEE: BRUCE HEATH (CLEARI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W67 S14 E67 N14$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 03/24/2026 BY KS Total Acres: 5.13 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS