BEG NE COR OF NE1/4 OF SE1/4, RU
W 358.37 FT, N 48 DG W 244.38 FT
LINE OF OLD ICHETUCKNEE RD, N 21

CASE KIMBERLY A MURPHY/CASE JAMES M
119 S 3RD ST
LANTANA, FL 33462

2027

36-5S-15-00486-008

BUILDING CHARACTERISTICS

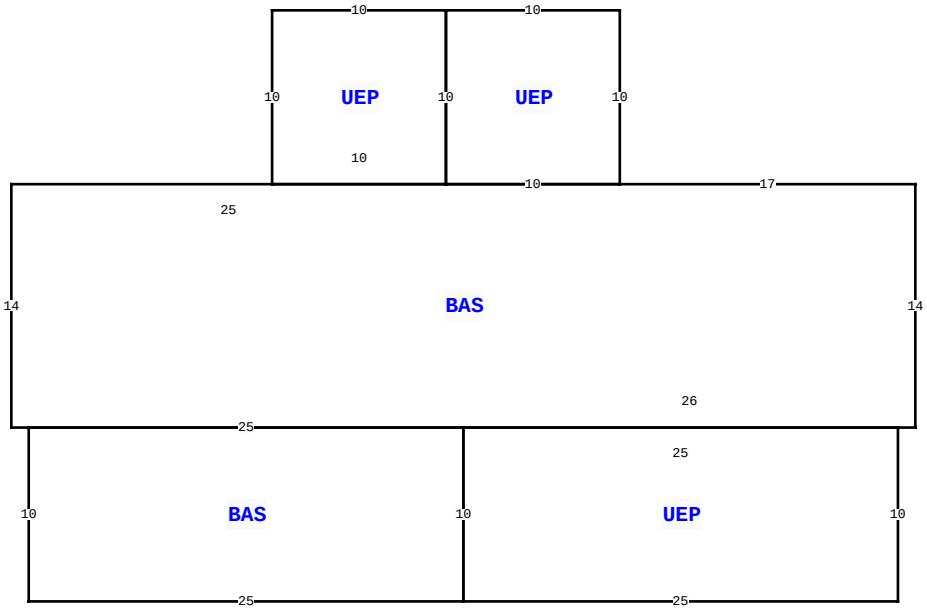
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	250	100		250	6,714
BAS	728	100		728	19,551
UEP	100	70		70	1,880
UEP	100	70		70	1,880
UEP	250	70		175	4,700
TOTALS	1,428			1,293	34,725

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,293	111.9000	67.14	86,812	1978	1978	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2020 Heated Area: 978 HX Base Yr 2020



4713 SW ICHETUCKNEE AVE, 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	0210	GARAGE U	0	100	20	24	480.00	UT	4.00	4.00	100	1978	1978	3	100	1,920	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
7	0252	LEAN-TO W/	0	100	0	0	1.00	UT	400.00	400.00	100	2021	2020		100	400	
8	0296	SHED METAL	0	100	0	0	1.00	UT	2,500.00	2,500.00	100	2021	2020		100	2,500	
9	0252	LEAN-TO W/	0	100	0	0	1.00	UT	400.00	400.00	100	2021	2020		100	400	
10	0296	SHED METAL	0	100	0	0	1.00	UT	2,500.00	2,500.00	100	2021	2020		100	2,500	

LAND DESCRIPTION

TOTAL OB/XF 15,320

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	100		A-1	0.00	0.00	5.39	AC		1.00	1.00	1.00	13,000.00	13,000.00	70,070							

REVIEW DATE 03/24/2026 BY KS Total Acres: 5.39 Total Land Value: 70,070 Market: 0 Agricultural: 0 Common: 70,070 PRINTED 11/17/2026 BY SYS

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		34,725
TOTAL MARKET OB/XF VALUE		15,320
TOTAL LAND VALUE - MARKET		70,070
TOTAL MARKET VALUE		120,115
SOH/AGL Deduction		51,351
ASSESSED VALUE		68,764
TOTAL EXEMPTION VALUE	HX HB	43,764
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		120,115
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		120,115

XFOB:1:1: CONCORD M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40159	ELECTRICAL	0	07/16/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1382/2038	4/12/2019	WD	Q	I	01	60,000
GRANTOR: HARRIET M WARD & MARK						
GRANTEE: KIMBERLY A MURPHY C						
0873/1663	10/04/1998	PR	Q	I		36,000
GRANTOR: FRAZIER ESTATE						
GRANTEE: WARD & AKERS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 UEP= N10 W10 S10 E10$ W10 UEP= N10 W10 S10 E10$ W25S14 E1 BAS= S10 E25N10W25$ E25 UEP= S10 E25 N10 W25$ E26 N14$.