

LOT 2 BLOCK A SPRING HILLS S/D.
478-655, 903-615, 922-2102, AG 1

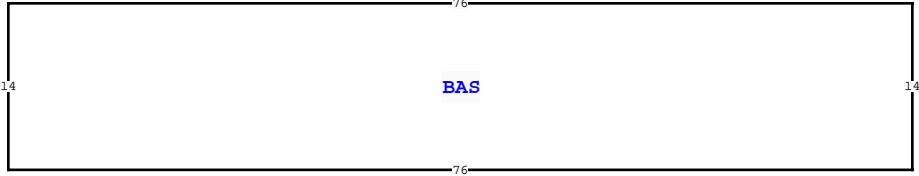
FLOWERS PHILIP/FLOWERS THERESA
3033 SW DAISY RD
FORT WHITE, FL 32038

2026

36-5S-15-00488-002
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| BUILDING CHARACTERISTICS | |
|--------------------------|-------------------|
| ELEMENT | CD |
| Exterior Wall | 03 BELOW AVG. 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 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | | |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | | |
| 0201 | 02 | 1,064 | 101.9000 | 95.79 | 101,921 | 1994 | 1994 | | 0 | 0 | 45.00 | 55.00 | | |
| 1 MANUF 1 100% - 2018 Heated Area: 1064 HX Base Yr 2018 | | | | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | | |
|---------------------------|--|--------------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | | Tax Dist: | |
| BUILDING MARKET VALUE | | 56,057 | |
| TOTAL MARKET OB/XF VALUE | | 16,000 | |
| TOTAL LAND VALUE - MARKET | | 22,000 | |
| TOTAL MARKET VALUE | | 94,057 | |
| SOH/AGL Deduction | | 48,761 | |
| ASSESSED VALUE | | 45,296 | |
| TOTAL EXEMPTION VALUE | | HX HB 25,000 | |
| BASE TAXABLE VALUE | | 20,296 | |
| TOTAL JUST VALUE | | 94,057 | |
| NCON VALUE | | 9,000 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 71,655 | |
| LAND:1:1: 1.0 AC. | | | |

| | | | | | |
|------------------|------------------|-------------|------|--------------|----------------------|
| Quality | 05 05 | | | | |
| DOR CODE | 0200 MOBILE HOME | | | | |
| MAP NUM | MKT AREA 02 | | | | |
| NEIGHBORHOOD/LOC | 36515.020 1.00/ | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,064 | 100 | | 1,064 | 56,057 |
| TOTALS | 1,064 | | | 1,064 | 56,057 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 21180 | M H | 125 | 10/20/2003 |

| SALES DATA | | | | | | |
|-------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1342/0612 | 8/07/2017 | WD | U | I | 37 | 5,000 |

| | | | | | | |
|-------------------------------|-----------|----|---|---|----|--------|
| GRANTOR: CYNTHIA LYNN FREY | | | | | | |
| GRANTEE: PHILIP & THERESA FL | | | | | | |
| 1012/2670 | 3/08/2004 | AG | Q | I | 01 | 19,900 |
| GRANTOR: ROBERT ELLIS & CHRIS | | | | | | |
| GRANTEE: CYNTHIA LYNN FREY | | | | | | |

| 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 | 0001 | RES MISC | 0 | 100 | 0 | 0 | | 1.00 | UT 9,000.00 | 9,000.00 | 100 | 2026 | 2025 | 100 | 9,000 | |

| BUILDING NOTES | | | | | | | | | |
|------------------------------|--|--|--|--|--|--|--|--|--|
| 3033 SW DAISY RD, FORT WHITE | | | | | | | | | |
| BLD DATE | | | | | | | | | |
| XF DATE | | | | | | | | | |
| INC DATE | | | | | | | | | |
| LGL DATE | | | | | | | | | |
| LAND DATE | | | | | | | | | |
| AG DATE | | | | | | | | | |
| 05/08/2026 MLU | | | | | | | | | |

| 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 | 191.00 | 228.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 22,000.00 | 22,000.00 | 22,000 | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | |
|-------------------------|--|--|--|--|--|--|--|--|--|
| BAS= W76 S14 E76 N14\$. | | | | | | | | | |

| | | | | | | | | | | | | | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| REVIEW DATE 03/30/2026 BY ks Total Acres: 1.00 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 06/11/2026 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|