

LOTS 15 & 16 BLOCK A SPRING HILL
878-1082, 878-2296, 1052-2747, Q

BRIGGS TRACY D
1334 SW SPRUCE RD
FORT WHITE, FL 32038

2026

36-5S-15-00488-015
COLUMBIA COUNTY PROPERTY VALUATION SUMMARY PAGE 1 of 1 3

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	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	01	01	100
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
BAS	1,984	100	
TOTALS	1,984		1,984

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	1,984	91.1200	85.65	169,930	2007	2007	0	0	45.00	55.00
1 MANUF 1 100% - 2018			Heated Area: 1984			HX Base Yr 2018					
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS </div>											
TOTALS	1,984		1,984	93,462							

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		93,462
TOTAL MARKET OB/XF VALUE		7,100
TOTAL LAND VALUE - MARKET		23,400
TOTAL MARKET VALUE		123,962
SOH/AGL Deduction		41,017
ASSESSED VALUE		82,945
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		31,534
TOTAL JUST VALUE		123,962
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		129,059

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25389	M H	476	01/09/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1347/2797	11/13/2017	WD U		I	18	38,100
GRANTOR: THE SECRETARY OF HOUS						
GRANTEE: TRACY D BRIGGS						
1343/2644	8/31/2017	WD U		I	18	100
GRANTOR: FIRST FEDERAL BANK OF						
GRANTEE: THE SECRETARY OF HO						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0261	PRCH, UOP	0.00
2	9945	Well/Sept	7,000.00

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0261	PRCH, UOP	0	100	0	1.00	UT	0.00	0.00	100	2013
2	9945	Well/Sept	0	100	0	1.00	UT	7,000.00	7,000.00	100	2013
7,100											

BUILDING NOTES	
BAS= W64 S31 E64 N31\$.	

BUILDING DIMENSIONS	
BAS= W64 S31 E64 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	100		A-1	0.00	0.00	2.00	LT		1.00	1.00	0.90	13,000.00	11,700.00	23,400							