LOTS 21 & 22 BLOCK A SPRING HILL
531-251,255, 617-557, WD 1154-11

RAY JENNIFER MARIE
307 SW FUTCH PL
FORT WHITE, FL 32038

2027

36-5S-15-00488-021

BUILDING CHARACTERISTICS

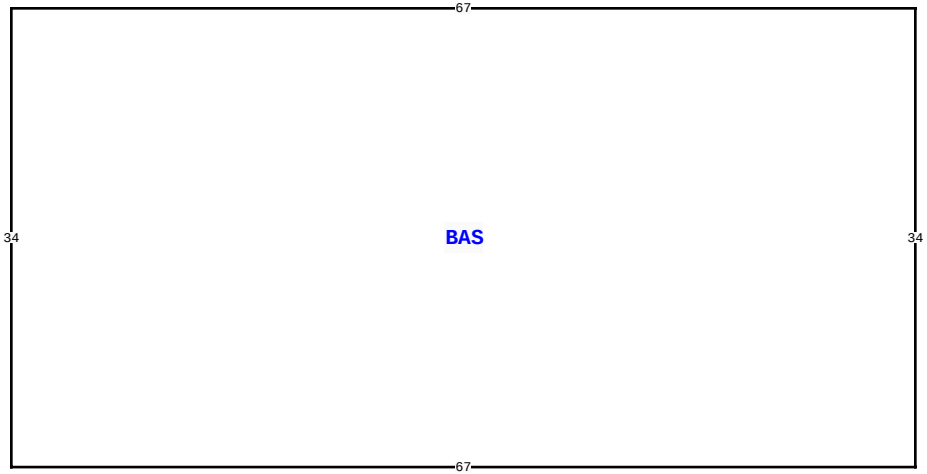
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 70
Roof Cover	03	COMP SHNGL 30
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
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	2,278	100		2,278	42,207
TOTALS	2,278			2,278	42,207

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,278	77.1930	46.32	105,517	1986	1986	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2022 Heated Area: 2278 HX Base Yr 2022



315 SW FUTCH PL, FORT WHITE

BLD DATE		LGL DATE	05/08/2026 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
1	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
2	0210	GARAGE U	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	4,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	500.00	500.00	100	2026	2025		100	500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		42,207
TOTAL MARKET OB/XF VALUE		11,700
TOTAL LAND VALUE - MARKET		39,600
TOTAL MARKET VALUE		93,507
SOH/AGL Deduction		30,684
ASSESSED VALUE		62,823
TOTAL EXEMPTION VALUE	HX HB	37,823
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		93,507
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		93,507

XFOB:2:1: CAPEL MH

LAND:1:1: 2.02 AC.

XFOB:1:1: GREE MH -MH'S PUT TOGETHER AS ONE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1431/2461	3/05/2021	WD	U	I	37	28,000
GRANTOR: WILLIAMS MELTON EUGEN						
GRANTEE: RAY JENNIFER MARIE						
1210/2595	3/03/2011	WD	U	I	37	2,500
GRANTOR: HAROLD E FREDERICK						
GRANTEE: MELTON E WILLIAMS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W67 S34 E67 N34$.

LAND DESCRIPTION

TOTAL OB/XF 11,700

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	2.00	LT		1.00	1.00	0.90	22,000.00	19,800.00	39,600							

REVIEW DATE 03/30/2026 BY KS Total Acres: 1.96 Total Land Value: 39,600 Market: 0 Agricultural: 0 Common: 39,600 PRINTED 11/17/2026 BY SYS