LOT 2 BLOCK D SPRING HILLS S/D.
631-035, 786-1510, 883-252, CT 1

BERRYHILL DONALD RAY
307 SW PLUM CT
FORT WHITE, FL 32038

2027

36-5S-15-00488-068

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 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
Quality	05	05
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 02

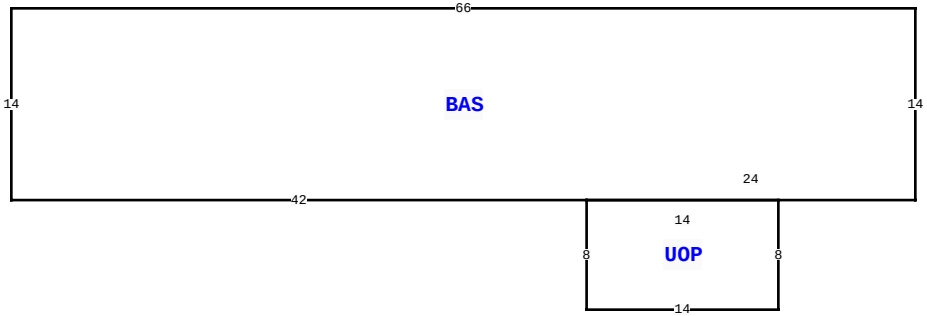
NEIGHBORHOOD/LOC 36515.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	44,381
UOP	112	25		28	1,345
TOTALS	1,036			952	45,726

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	952	93.9000	87.33	83,138	1990	1990	0	0	0	45.00	55.00

1 MANUF 1 100% - 2006 Heated Area: 924 HX Base Yr 2006



307 SW PLUM CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
2	0296	SHED METAL	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	200	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
6	0040	BARN,POLE	0	100	0	0	1.00	UT	4,200.00	4,200.00	100	2026	2025		100	4,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		45,726
TOTAL MARKET OB/XF VALUE		12,100
TOTAL LAND VALUE - MARKET		22,000
TOTAL MARKET VALUE		79,826
SOH/AGL Deduction		40,813
ASSESSED VALUE		39,013
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		14,013
TOTAL JUST VALUE		79,826
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		80,318

SALE:1:1: NO STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1034/0971	4/08/2005	WD	Q	I		33,000
GRANTOR: STAN BATTEN & MARK HA						
GRANTEE: DONALD RAY BERRYHIL						
1010/2906	3/24/2004	WD	Q	I	01	16,000
GRANTOR: BOMBARDIER CAPITAL						
GRANTEE: STAN BATTEN & MARK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E42 UOP= S8 E14 N8 W14$ E24 N14$.

LAND DESCRIPTION

TOTAL OB/XF 12,100

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	165.00	276.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

REVIEW DATE 03/30/2026 BY KS Total Acres: 1.05 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/17/2026 BY SYS