

LOT 1 BLOCK G SPRING HILLS S/D.
518-300, 812-105, WD 1340-958, W

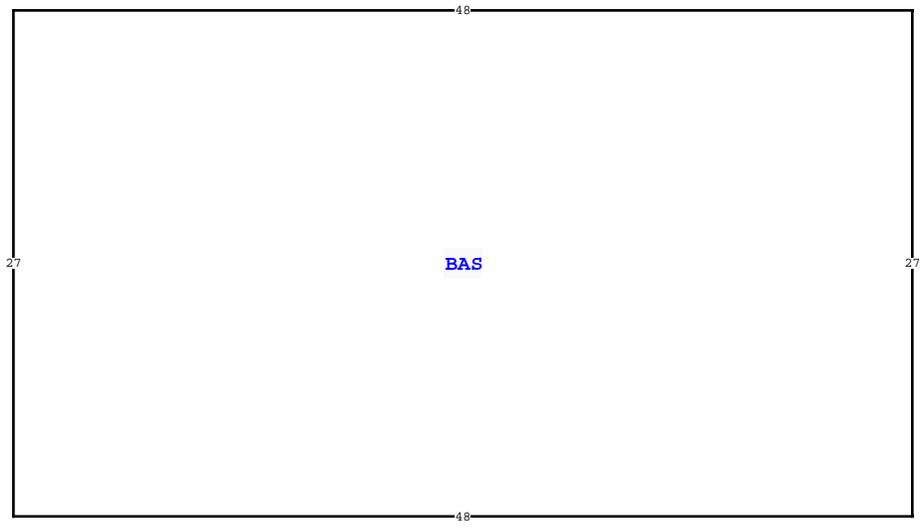
LE FORT CINDY
1747 SW SPRUCE RD
FORT WHITE, FL 32038

2026

36-5S-15-00488-122
COLUMBIA COUNTY PROPERTY

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	MANUF	1	100% - 2022									Heated Area: 1296	HX Base Yr 2022



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	1,296	100		1,296	112,602
TOTALS	1,296			1,296	112,602

VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		112,602
TOTAL MARKET OB/XF VALUE		7,000
TOTAL LAND VALUE - MARKET		13,000
TOTAL MARKET VALUE		132,602
SOH/AGL Deduction		82,090
ASSESSED VALUE		50,512
TOTAL EXEMPTION VALUE	HX HB WX	30,512
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		132,602
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		136,878

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39943	M H	0	06/15/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1428/1420	12/30/2020	WD	Q	I	01	110,000
GRANTOR: CHAPMAN HEATHER						
GRANTEE: LE FORT RICHARD						
1407/1388	3/06/2020	QC	U	V	11	100
GRANTOR: JOSEPH BRENT & APRIL						
GRANTEE: HEATHER CHAPMAN						

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			7,000.00	7,000.00	100			3	100	7,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W48 S27 E48 N27\$.	

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	DPHT 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	153.00	294.00	1.00	LT		1.00	1.00	1.00	13,000.00	13,000.00	13,000							