LOT 18 PARKER WOODS S/D.

QC 1230-264, WD 1236-655, WD 150

TRUST # 4258 DATED NOVEMBER 10TH 2023
P O BOX 2324
HIGH SPRINGS, FL 32655-2324

2027

36-6S-16-04076-118

BUILDING CHARACTERISTICS

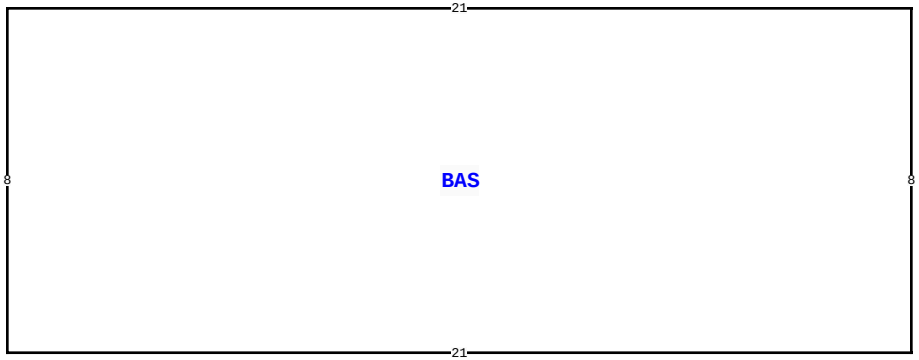
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	08	SHT VINYL 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		1 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	36616.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	168	100		168	2,105
TOTALS	168			168	2,105

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	168	52.2000	31.32	5,262	1988	1988	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2025 Heated Area: 168 HX Base Yr



4258 SW COUNTY ROAD 18 , FORT WHITE

BLD DATE		LGL DATE	05/06/2026 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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	300	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	2,105
TOTAL MARKET OB/XF VALUE	7,300
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	74,405
SOH/AGL Deduction	2,526
ASSESSED VALUE	71,879
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	71,879
TOTAL JUST VALUE	74,405
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	74,405

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11582	M H	125	08/27/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1505/1898	12/11/2023	SD	U	I	11	0
GRANTOR: HUNTER MARK AS SHERIF						
GRANTEE: 4258 SW COUNTY ROAD						
1502/2446	11/10/2023	WD	U	I	11	100
GRANTOR: PALETTI TIMOTHY M						
GRANTEE: TRUST # 4258 DATED						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S8 E21 N8$.

LAND DESCRIPTION

TOTAL OB/XF 7,300

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	0		RSF/MH	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							

REVIEW DATE 05/14/2026 BY NH Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS