

LOT 17 ARROW WOOD S/D INCLUD-  
ING THAT PORTION N OF RD IN  
01-7S-16. 748-1401, 800-1493,

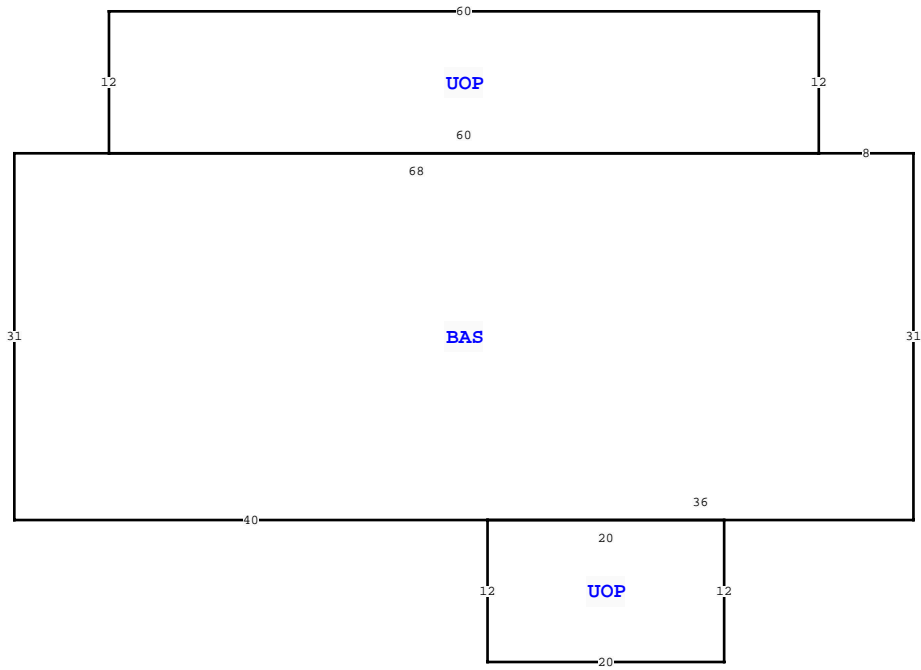
BLACKFORD TROY  
207 SW CHAP DR  
FORT WHITE, FL 32038

**2026**

36-6S-16-04096-007  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36616.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,356	100	
UOP	240	25	
UOP	720	25	
TOTALS	3,316		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MOBILE HME	100% - 2004		63.67	165,287	2003	2003	0	0	60.00	40.00
Heated Area: 2356			HX Base Yr 2004								



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			66,115
TOTAL MARKET OB/XF VALUE			20,775
TOTAL LAND VALUE - MARKET			73,332
TOTAL MARKET VALUE			160,222
SOH/AGL Deduction			51,202
ASSESSED VALUE			109,020
TOTAL EXEMPTION VALUE	HX HB WR		56,411
BASE TAXABLE VALUE			52,609
TOTAL JUST VALUE			160,222
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			149,902
BLDG:1:1: CRAFT MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21327	M H	250	12/08/2003
9399	M H	125	02/28/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1001/1521	11/29/2003	WD	Q	V		36,000
GRANTOR: GLENN						
GRANTEE: BLACKFORD						
0994/1503	9/09/2003	QC	Q	V	01	33,800
GRANTOR: DAMIANO						
GRANTEE: GLENN						

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	0190	FPLC PF	0	100	0	0		1.00	1,200.00	100	2003	2003	3	100	1,200	
2	0296	SHED METAL	0	100	0	0		1.00	2,800.00	50	2010	2010	3	50	1,400	
3	9945	Well/Sept	0	100	0	0		1.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0		1.00	800.00	50	2010	2010	3	50	400	
5	0070	CARPORT UF	0	100	20	25		500.00	1.50	50	2010	2010	3	50	375	
6	0020	BARN,FR	0	100	20	38		760.00	10.00	100	2015	2015	3	100	7,600	
7	0327	STABLES-SM	0	100	0	0		1.00	0.00	100	2015	2015	3	100	2,800	

LAND DESCRIPTION																								
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		00	0.00	0.00	8.73	AC		1.00	1.00	0.70	12,000.00	8,400.00	73,332							

TOTAL OB/XF																								
20,775																								
REVIEW DATE 06/25/2015 BY DF																								
Total Acres: 8.73					Total Land Value: 73,332					Market: 0					Agricultural: 0					Common: 73,332				