

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	100
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	03	03	
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	1,536	100	
TOTALS	1,536		53,257

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND												
2	SFR/MH CON	100% - 2019		77.05	118,349	1980	1980	0	0	15	40.00	45.00												
Heated Area: 1536 HX Base Yr 2019																								
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>05/06/2026</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					05/06/2026	MLU
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			53,257
TOTAL MARKET OB/XF VALUE			25,150
TOTAL LAND VALUE - MARKET			65,130
TOTAL MARKET VALUE			143,537
SOH/AGL Deduction			96,444
ASSESSED VALUE			47,093
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			22,093
TOTAL JUST VALUE			143,537
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			128,507

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1535/76	3/06/2025	QC	U	I	11	0
GRANTOR: GRIFFIN JOHN SR						
GRANTEE: GRIFFIN JOHN SR						
1325/1349	10/28/2016	WD	Q	I	01	60,000
GRANTOR: THOMAS P & NADA L VIN						
GRANTEE: JOHN GRIFFIN						

EXTRA FEATURES		491 SW LIME WAY, FORT WHITE															
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	0294	SHED WOOD/	0	100	0	0	1.00	UT	300.00	300.00	50	0	0	3	50	150	
2	0031	BARN, MT AE	0	100	30	50	1,500.00	UT	12.00	12.00	100	2018	2018	3	100	18,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

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	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W48 S32 E48 N32\$.

TOTAL OB/XF																	25,150											
REVIEW DATE 06/25/2015 BY DF																	Total Acres: 5.01		Total Land Value: 65,130		Market: 0		Agricultural: 0		Common: 65,130		PRINTED 06/11/2026 BY SYS	