

THE SOUTH 5 AC OF FOLLOWING:  
 COMM NW COR OF SE1/4 OF SE1/4,  
 RUN E 880 FT FOR POB, RUN S

SHELTON STEWART R/SHELTON JOSEPHINE  
 622 SW LEGREE TER  
 FT WHITE, FL 32038

2026

36-6S-16-04099-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	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 Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0202 MOBILE HOME/M HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36616.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
TOTALS	1,620		140,266

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
0201	02	1,620	116.6000	109.60	177,552	2016	2015	0	0	21.00	79.00														
2 MANUF		1	100% - 2019	Heated Area: 1620				HX Base Yr 2019																	
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <span style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); font-size: 2em;">BAS</span> </div>																									
<table border="1" style="width: 100%; border-collapse: collapse;"> <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>05/13/2024</td> <td>MLU</td> <td></td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/13/2024	MLU	
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COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		304,339	
TOTAL MARKET OB/XF VALUE		29,200	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		383,539	
SOH/AGL Deduction		80,370	
ASSESSED VALUE		303,169	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		251,758	
TOTAL JUST VALUE		383,539	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		390,557	
SALE:3:1: 10 ACRES - GOT A GOOD BUY - HEIR PROPERTY			
SALE:2:1: SALE TOOK PLACE IN 1994			
SALE:1:1: WAY LOW FOR AREA			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048549	Mobile Home		11/01/2023
33430	M H	751	10/07/2015
11366	M H	125	07/03/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1292/1527	4/07/2015	WD	Q	V	03	18,000
GRANTOR: DAVID A HENDERSON						
GRANTEE: STEWART R & JOSEPHI						
1292/1524	4/02/2015	QC	U	V	11	100
GRANTOR: EARL MARTIN						
GRANTEE: DAVID A HENDERSON						

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	UT	1.00	7,000.00	100			3	100	7,000	
2	9945	Well/Sept	0	0	0	0	UT	1.00	7,000.00	100	2025	2024		100	7,000	
3	0081	DECKING WI	0	100	0	0	UT	1.00	1,200.00	100	2025	2024		100	1,200	
4	0030	BARN,MT	0	100	0	0	UT	1.00	8,500.00	100	2025	2024		100	8,500	
5	0030	BARN,MT	0	100	0	0	UT	1.00	5,500.00	100	2025	2024		100	5,500	
TOTALS														29,200		

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W60 S27 E60 N27S.	

LAND DESCRIPTION																								
TOTAL OB/XF 29,200																								
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		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	40,000							
2	0200	C	MBL HM	100					1.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							

