

Columbia County Property Appraiser

CAMA updated: 10/15/2012

2012 Tax Year
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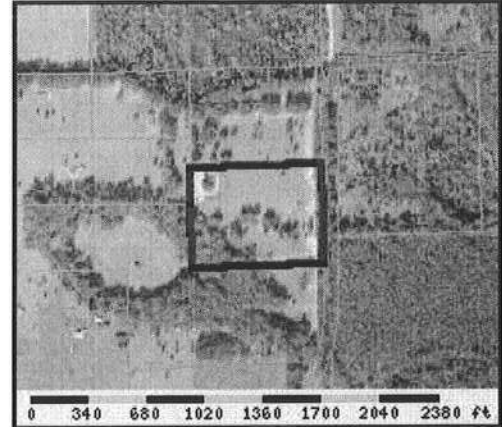
Parcel: 26-5S-16-03717-102

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Owner & Property Info

Owner's Name	MURPHY GERALD M		
Mailing Address	2986 SW OLD WIRE RD FT WHITE, FL 32038		
Site Address	2986 SW OLD WIRE RD		
Use Desc. (code)	MOBILE HOM (000200)		
Tax District	3 (County)	Neighborhood	26516
Land Area	10.010 ACRES	Market Area	02
Description	NOTE: This description is not to be used as the Legal Description for this parcel in any legal transaction.		
AKA LOT 2 BIG OAKS UNREC: COMM NE COR, RUN S 80.45 FT TO W/R/W OLD WIRE RD, RUN S 10 DEG W 121.02 FT, S 369.08 FT FOR POB, CONT S 574.26 FT, W 758.41 FT, N 574.22 FT, E 760.44 FT TO POB. ORB 768-647, (AKA PARCEL 2 BIG OAKS S/D 784-837, 817-1358, CD 823-18, 866-044, 886-888, 890-1613, CFD 1073-2057, WD 1231-3,			



Property & Assessment Values

2012 Certified Values		
Mkt Land Value	cnt: (0)	\$44,042.00
Ag Land Value	cnt: (2)	\$0.00
Building Value	cnt: (1)	\$21,763.00
XFOB Value	cnt: (4)	\$1,500.00
Total Appraised Value		\$67,305.00
Just Value		\$67,305.00
Class Value		\$0.00
Assessed Value		\$67,305.00
Exempt Value	(code: HX H3)	\$42,305.00
Total Taxable Value	Cnty: \$25,000 Other: \$25,000 Schl: \$42,305	

2013 Working Values

NOTE:
2013 Working Values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.

[Show Working Values](#)

Sales History

[Show Similar Sales within 1/2 mile](#)

Sale Date	OR Book/Page	OR Code	Vacant / Improved	Qualified Sale	Sale RCode	Sale Price
2/28/2012	1231/5	WD	I	U	11	\$0.00
11/14/2011	1231/3	WD	I	U	11	\$0.00
8/4/2004	1073/2057	CD	I	U	01	\$113,500.00
8/16/1999	886/888	QC	V	U	01	\$24,000.00
12/31/1997	866/44	QC	V	U	01	\$0.00
11/1/1994	817/1358	QC	V	U	01	\$26,000.00
12/23/1993	784/837	QC	V	U	01	\$26,800.00
11/22/1992	768/647	AG	V	U	13	\$28,000.00

Building Characteristics

Bldg Item	Bldg Desc	Year Blt	Ext. Walls	Heated S.F.	Actual S.F.	Bldg Value
2	MOBILE HME (000800)	1994	(31)	1512	1512	\$20,262.00

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EXHIBIT A

LOT 2, BIG OAKS, AN UNRECORDED SUBDIVISION IN SECTION 26, TOWNSHIP 5 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NE CORNER OF SECTION 26, TOWNSHIP 5 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA AND RUN THENCE S 0°16'58" EAST ALONG THE EAST LINE OF SAID SECTION 26, 80.45 FEET TO THE WEST LINE OF OLD WIRE ROAD WEST (A COUNTY MAINTAINED GRADED ROAD), THENCE S 10°27'44" WEST ALONG SAID WEST LINE, 121.02 FEET, THENCE S 0°04'51" EAST ALONG SAID WEST LINE, 369.08 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE S 0°04'51" EAST ALONG SAID WEST LINE, 574.26 FEET, THENCE S 88°54'14" WEST, 758.41 FEET, THENCE N 16°58" WEST, 574.22 FEET, THENCE N 88°54'14" EAST 760.44 FEET TO THE POINT OF BEGINNING. SAID LANDS BEING A PART OF THE NE 1/4 OF SECTION 26.

TOGETHER WITH doublewide mobile home, #s535273 and 535274, VINs 146-M8325A and 146-M8325B.

File #2849
Murphy



03717-102