LOT 2 COLUMBIA CITY HOMESITES UN
859-317, AD 1047-2694, WD 1063-1

ABRAMSON JACK B
10824 SW SR 47
FORT WHITE, FL 32038

2022

22-5S-16-03693-102

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

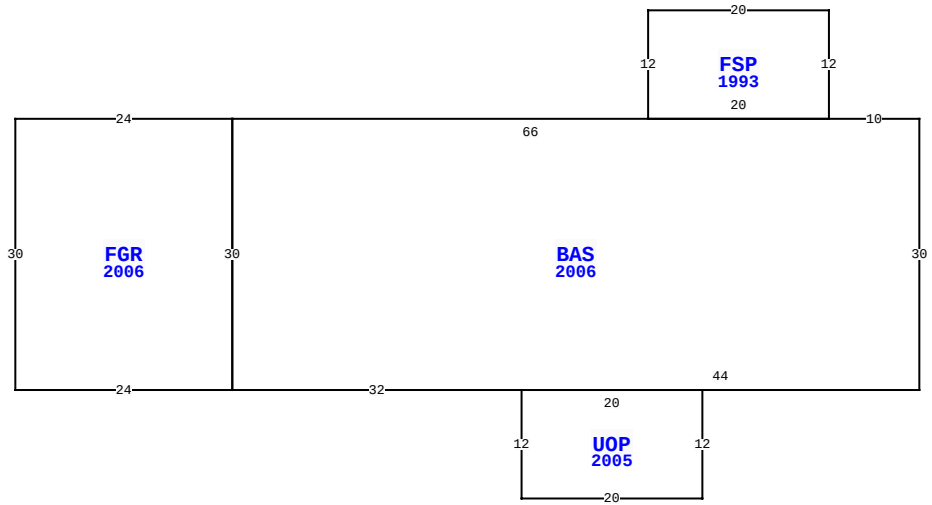
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD	22516.010	1.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2,280	74,449
FGR	720	55	396	12,931
FSP	240	40	96	3,135
UOP	240	25	60	1,959
TOTALS	3,480		2,832	92,474

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	2,832	113.9000	53.53	151,597	2006	2005	0	0	0	39.00	61.00

1 MANUF 1 – 100% - 2006 HX Base Yr 2006



10824 SW STATE ROAD 47 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		92,474
TOTAL MARKET OB/XF VALUE		2,906
TOTAL LAND VALUE - MARKET		9,500
TOTAL MARKET VALUE		104,880
SOH/AGL Deduction		14,535
ASSESSED VALUE		90,345
TOTAL EXEMPTION VALUE	HX HB VX	55,000
BASE TAXABLE VALUE		35,345
TOTAL JUST VALUE		104,880
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		110,944

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1	1/24/2019	WD	U	I	11	0
GRANTOR: JACK B ABRAMSON						
GRANTEE: JACK B & MARYANN AB						
2	10/31/2005	WD	Q	V		22,900
GRANTOR: FREEDOM MOBILE HOMES						
GRANTEE: JACK B ABRAMSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W10 FSP=[YR=1993] N12 W20 S12 E20$ W66
FGR=[YR=2006] W24 S30 E24 N30$ S30 E32 UOP=[YR=2005] S12 E20
N12 W20$ E44 N30$.

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	0166	CONC,PAVMT	0	100	0	0	910.00	UT	2.50	2.50	75	2006	2006	3	75	1,706	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 2,906

L N	USE CODE	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	SFR	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	9,500.00	9,500.00	9,500							

REVIEW DATE 10/30/2019 BY BC Total Acres: 0.50 Total Land Value: 9,500 Market: 0 Agricultural: 0 Common: 9,500 PRINTED 12/02/2021