THE N 1117.02 FT OF THE S
1549.06 FT, LESS & EX THE E
601.67 FT. ORB 828-1851,

USHER JERRY G/USHER BARBARA
452 NW SLEEPY CT
WHITE SPRINGS, FL 32096

2025

18-2S-16-01642-005

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
Quality	05	05

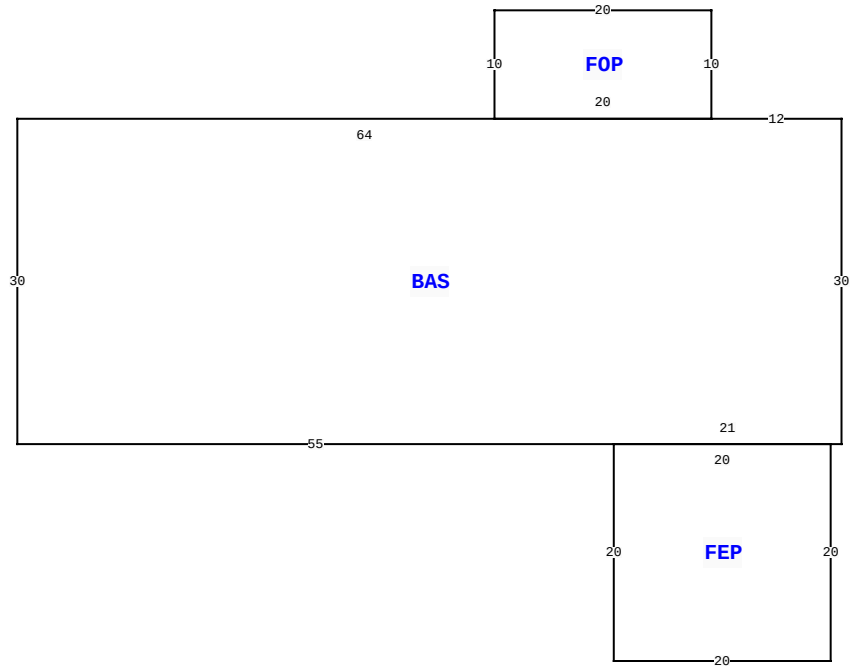
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 03
NEIGHBORHOOD/LOC 18216.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2,280	160,407
FEP	400	85	340	23,921
FOP	200	35	70	4,925
TOTALS	2,880		2,690	189,252

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,690	113.9000	99.09	266,552	2010	2010	0	0	0	29.00	71.00

2 MANUF 1 – 100% - 1997 Heated Area: 2280 HX Base Yr 1997



370 NW SLEEPY CT, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/15/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		189,252
TOTAL MARKET OB/XF VALUE		20,975
TOTAL LAND VALUE - MARKET		52,150
TOTAL MARKET VALUE		262,377
SOH/AGL Deduction		123,352
ASSESSED VALUE		139,025
TOTAL EXEMPTION VALUE	13 HX HB	137,562
BASE TAXABLE VALUE		1,463
TOTAL JUST VALUE		262,377
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		262,377

SALE:1:1: 10.43 AC & MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29786	M H	375	11/28/2011
18972	M H	125	11/20/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0828/1851	9/27/1996	AD	Q	I		41,500

GRANTOR: STEPHEN M JERRELL & J
GRANTEE: JERRY G USHER & BAR

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W12 W64 S30 E55 E21 N30 $
FEP=[ORIG=-21,30] S20 E20 N20 W20 $
FOP=[ORIG=-12,0] N10 W20 S10 E20 $
.

EXTRA FEATURES

LN	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	0296	SHED METAL	0	100	16	12	192.00	UT	9.00	9.00	60	2005	2005	3	60	1,037	
2	0296	SHED METAL	0	100	20	12	240.00	UT	9.00	9.00	60	2005	2005	3	60	1,296	
3	0070	CARPORT UF	0	100	18	20	360.00	UT	1.50	1.50	100	2011	2011	3	100	540	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0070	CARPORT UF	0	100	18	26	468.00	UT	1.50	1.50	100	2011	2011	3	100	702	
6	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
7	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
8	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	
9	0081	DECKING WI	0	100	0	0	1.00	UT	200.00	200.00	100	2023	2022		100	200	
10	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		90	5,400	

LAND DESCRIPTION

TOTAL OB/XF 20,975

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	9.43	AC		1.00	1.00	1.00	5,000.00	5,000.00	47,150							
2	0200	C	MBL HM	100		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							

REVIEW DATE 11/09/2022 BY KS Total Acres: 10.43 Total Land Value: 52,150 Market: 0 Agricultural: 0 Common: 52,150 PRINTED 11/06/2024 BY SYS