Jeff Hampton

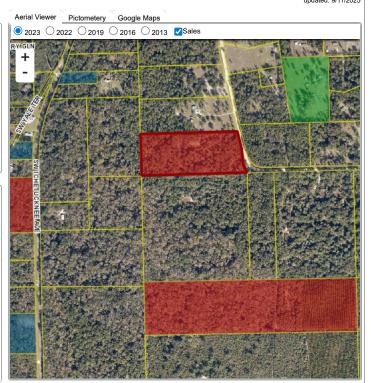
Parcel: << 31-5S-16-03744-301 (18610) >>>

Owner & Property Info						
Owner Owner CHRISTOPHER PAUL MUSTONEN JENNIFER LEIGH PO BOX 8 BRANDFORD, FL 32008						
Site	848 SW FAULKNER DR, FORT WHITE					
Description*	(AKA LOT 1 PINE ACRES UNREC). BEG SW COR, RUN N 519.49 FT, E 1207.80 FT TO W RW FAULKNER RD, SLY ALONG RW 535.96 FT, W 1324.04 FT TO POB. 831-2297, WD 1004-2112, WD 1141-1878, DC 1494-797, CT 1508-1918, WD 1519-1119, WD 1535-2616,					
Area	15 AC S/T/R 31-5S-16					
Use Code**	MOBILE HOME (0200) Tax District 3					
*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.						

**The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Property & A	Assessment Values			
:	2024 Certified Values	2025 Working Values		
Mkt Land	\$9,000	Mkt Land	\$135,000	
Ag Land	\$3,850	Ag Land	\$0	
Building	\$28,679	Building	\$14,644	
XFOB	\$13,200	XFOB	\$12,600	
Just	\$176,879	Just	\$162,244	
Class	\$54,729	Class	\$0	
Appraised	\$54,729	Appraised	\$162,244	
SOH/10% Cap	\$10,664	SOH/10% Cap	\$0	
Assessed	\$54,729	Assessed	\$162,244	
Exempt	\$0	Exempt	\$0	
Total Taxable	county:\$44,065 city:\$0 other:\$0 school:\$54,729		county:\$162,244 city:\$0 other:\$0 school:\$162,244	

NOTE: Property ownership changes can cause the Assessed value of the property to reset to full Market value, which could result in higher property taxes.



Sales History	Sales History						
Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode	
1/22/2025	\$200,000	1535 / 2616	WD	I	Q	01	
7/17/2024	\$135,000	1519 / 1119	WD	I	U	12	
2/7/2024	\$100	1508 / 1918	СТ	I	U	18	
1/22/2008	\$100	1141 / 1878	WD	I	Q	01	
1/19/2004	\$0	1004 / 2112	WD	I	Q	04	
5/16/1996	\$33,000	831 / 2297	CD	V	U	13	

▼ Building Characteristics							
Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value		
Sketch MOBILE HME (0800) 1994 1755 1755 \$14,644							
*Bldg Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax numoses and should not be used for any other numoses							

Extra Features & Out Buildings						
Code	Desc	Year Blt	Value	Units	Dims	
0190	FPLC PF	0	\$600.00	1.00	0 x 0	
0296	SHED METAL	2008	\$800.00	1.00	0 x 0	
0040	BARN,POLE	2008	\$2,500.00	1.00	0 x 0	
0261	PRCH, UOP	2014	\$900.00	1.00	0 x 0	
9945	Well/Sept		\$7,000.00	1.00	0 x 0	
0296	SHED METAL	2020	\$500.00	1.00	0 x 0	
0296	SHED METAL	2020	\$300.00	1.00	0 x 0	

▼ Land Breakdown							
Code	Desc	Units	Adjustments	Eff Rate	Land Value		
0200	MBL HM (MKT) 1.000 AC 1.0000/1.0000 / .0000/ /		\$9,000 /AC	\$9,000			
9900	AC NON-AG (MKT)	14.000 AC	1.0000/1.0000 1.0000/ /	\$9,000 /AC	\$126,000		

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