COMM SW COR OF SEC, RUN E ALONG
1383.96 FT TO E R/W MORRELL RD,
1195.93 FT, CONT N 12 DEG W 201.

BARRY HAROLD L/BARRY BETTY D
323 NW MANSFIELD DR
WHITE SPRINGS, FL 32096

2023

11-2S-16-01593-006

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	11216.00	1.00/

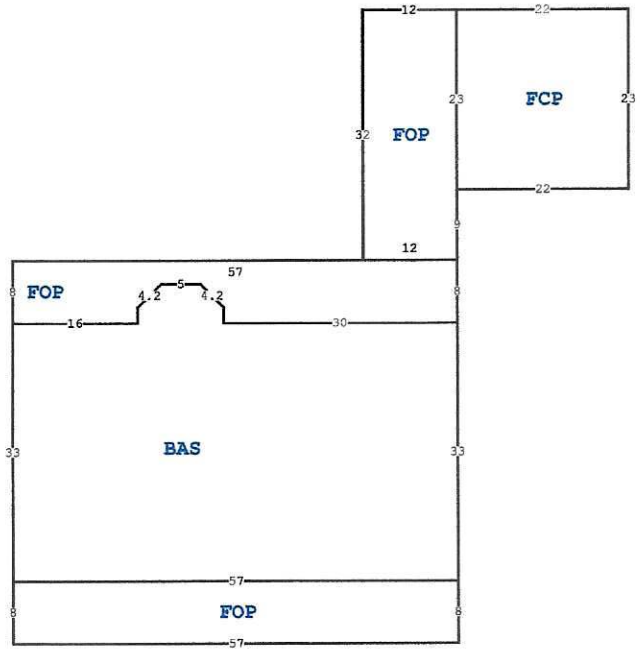
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,927	100	1,927	148,033
FCP	506	25	126	9,680
FOP	384	30	115	8,835
FOP	410	30	123	9,449
FOP	456	30	137	10,524
TOTALS	3,683		2,428	186,520

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,428	114.2660	94.84	230,272	2002	2002	0	0	0	19.00	81.00

2 SINGLE FAM - 100% - 0

HX Base Yr



323 NW MANSFIELD Dr, WHITE SPRINGS

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		186,520
TOTAL MARKET OB/XF VALUE		39,503
TOTAL LAND VALUE - MARKET		74,925
TOTAL MARKET VALUE		237,674
SOH/AGL Deduction		54,631
ASSESSED VALUE		183,043
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		133,043
TOTAL JUST VALUE		300,948
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		

SALE:2:1: 18.75 ACRES

XFOB:1:1: 1993 FLEETWOOD/HARBOR SPRINGS MH

BLDG:1:1: FLEET MH

SALE:1:1: 10.02 AC INCLUDED WITH PROPERTY ALREADY

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0773/0167	12/01/1992	WD	U	V	34	13,700
GRANTOR: LENVIL DICKS						
GRANTEE: HAROLD BARRY						
0767/1022	11/11/1992	WD	Q	V		26,100
GRANTOR: LENVIL DICKS						
GRANTEE: HAROLD BARRY						

BUILDING NOTES

BUILDING DIMENSIONS

FOP= N8 FOP= N9 FCP= E22 N23 W22 S23$ N23 W12 S32 E12$ W57 S8 E16 N2 R3 U3 E5 D3 R3 S2 E30$ BAS= W30 N2 L3 U3 W5 D3 L3 S2 W16 S33 FOP= S8 E57 N8 W57$ E57 N33 $.

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	0030	BARN,MT	0	0	40	76	3,040.00	UT	11.00	11.00	60	2017	2017	3	60	20,064	
2	0280	POOL R/CON	0	100	16	32	512.00	UT	60.00	60.00	100	2005	2005	3	61	18,739	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 39,503

LN	USE CODE	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	0100	SFR	100		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	4,800.00	4,800.00	4,800							
2	5600	TIMBER 3	0		00	0.00	0.00	23.87	AC		1.00	1.00	1.00	287.00	287.00	6,851							
3	9910	MKT.VAL.AG	0		00	0.00	0.00	23.87	AC		1.00	1.00	1.00	2,937.77	2,937.77	70,125							

REVIEW DATE 02/15/2018 BY KR Total Acres: 24.87 Total Land Value: 11,651 Market: 70,125 Agricultural: 6,851 Common: 4,800 PRINTED 11/02/2022