

COLUMBIA COUNTY

Property Appraiser

Parcel 13-7S-16-04203-018

Owners

JACKSON THOMAS R
JACKSON SHELLY R
440 SW POLARIS TER
FT WHITE, FL 32038

Parcel Summary

Location	440 SW POLARIS TER
Use Code	0200: MOBILE HOME
Tax District	3: COUNTY
Acreage	5.0100
Section	13
Township	7S
Range	16
Subdivision	DIST 3
Exemptions	01: HOMESTEAD (196.031a&b) (100%)

Legal Description

COMM NW COR OF SW1/4 OF SW1/4, S 279.75 FT FOR
POB, E 779.93 FT, S 260.25 FT, W 14.70 FT,
S 20.02 FT, W 764.81 FT, N 280.27 FT TO POB.

WD 1162-2648, CT 1332-1183, WD 1340-434,
WD 1345-2034,

Working Values

	2026
Total Building	\$102,995
Total Extra Features	\$13,300
Total Market Land	\$50,100
Total Ag Land	\$0



	2026
Total Market	\$166,395
Total Assessed	\$104,485
Total Exempt	\$50,722
Total Taxable	\$53,763
SOH Diff	\$61,910

Value History

	2025	2024	2023	2022	2021	2020	2019
Total Building	\$108,323	\$106,829	\$98,909	\$79,130	\$65,704	\$60,299	\$53,725
Total Extra Features	\$13,300	\$13,300	\$13,300	\$9,550	\$6,300	\$6,300	\$6,300
Total Market Land	\$50,100	\$50,100	\$42,585	\$37,575	\$33,310	\$33,054	\$33,054
Total Ag Land	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Market	\$171,723	\$170,229	\$154,794	\$126,255	\$105,314	\$99,653	\$93,079
Total Assessed	\$101,442	\$98,583	\$95,712	\$92,924	\$90,217	\$88,971	\$86,971
Total Exempt	\$50,722	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000
Total Taxable	\$50,720	\$48,583	\$45,712	\$42,924	\$40,217	\$38,971	\$36,971
SOH Diff	\$70,281	\$71,646	\$59,082	\$33,331	\$15,097	\$10,682	\$6,108

Document/Transfer/Sales History

Instrument / Official Record	Date	<u>Q/U</u>	Reason	Type	<u>V/I</u>	Sale Price	Ownership
<u>WD</u> 1345/2034	2017-10-04	<u>Q</u>	<u>01</u>	WARRANTY DEED	Improved	\$102,500	Grantor: DAVID ROSE Grantee: THOMAS R & SHELLY R JACKSON (H/W)
<u>WD</u> 1340/0434	2017-06-07	<u>U</u>	<u>12</u>	WARRANTY DEED	Improved	\$56,000	Grantor: OCWEN LOAN SERVICING LLC Grantee: DAVID ROSE
<u>CT</u> 1332/1183	2017-02-22	<u>U</u>	<u>18</u>	CERTIFICATE OF TITLE	Improved	\$100	Grantor: CLERK OF COURT (SCHMIDT- FORCL) Grantee: OCWEN LOAN SERVICING, LLC
<u>WD</u> 1162/2648	2008-11-21	<u>Q</u>	<u>03</u>	WARRANTY DEED	Vacant	\$89,500	Grantor: NORTHERN ALACHUA HOLDINGS Grantee: RYAN H & LINDSAY V SCHMIDT

Buildings

Building # 1, Section # 1, 58712, MOBILE HOME

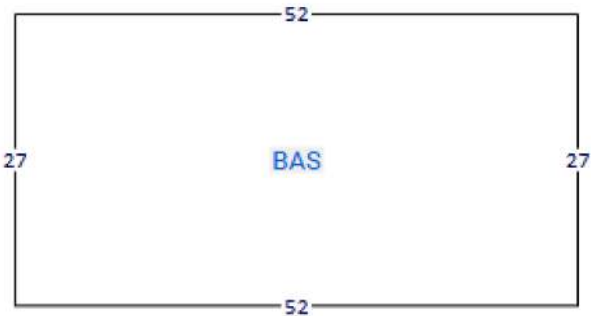
Type	Model	Heated Area	Gross Area	Repl Cost New	YrBlt	Year Eff	Other % Dpr	Normal % Dpr	% Cond	Value
0201	02	1404	1404	\$177,578	2008	2008	0.00%	42.00%	58.00%	\$102,995

Structural Elements

Type	Description	Code	Details
EW	Exterior Wall	31	VINYL SID
RS	Roof Structure	03	GABLE/HIP
RC	Roof Cover	03	COMP SHNGL
IW	Interior Wall	05	DRYWALL
IF	Interior Flooring	12	HARDWOOD
AC	Air Conditioning	03	CENTRAL
HT	Heating Type	04	AIR DUCTED
BDR	Bedrooms	3.00	
BTH	Bathrooms	2.00	
STR	Stories	1.	1.
AR	Architectual Type	01	CONV
COND	Condition Adjustment	03	03

Sub Areas

Type	Gross Area	Percent of Base	Adjusted Area
BAS	1,404	100%	1,404



Extra Features

Code	Description	Length	Width	Units	Unit Price	AYB	% Good Condition	Final Value
0294	SHED WOOD/VINYL			1.00	\$0.00	2010	100%	\$200
0031	BARN,MT AE			1.00	\$0.00	2010	100%	\$2,800

Code	Description	Length	Width	Units	Unit Price	AYB	% Good Condition	Final Value
9945	Well/Sept			1.00	\$7,000.00		100%	\$7,000
0294	SHED WOOD/VINYL			1.00	\$0.00	2014	100%	\$1,400
0040	BARN,POLE			1.00	\$0.00	2014	100%	\$600
0252	LEAN-TO W/O FLOOR			1.00	\$0.00	2014	100%	\$100
0252	LEAN-TO W/O FLOOR			1.00	\$0.00	2014	100%	\$100
0120	CLFENCE 4			1.00	\$0.00	2014	100%	\$100
0081	DECKING WITH RAILS			1.00	\$0.00	2017	100%	\$500
0081	DECKING WITH RAILS			1.00	\$0.00	2017	100%	\$500

Land Lines

Code	Description	Zone	Front	Depth	Units	Rate/Unit	Acreage	Total Adj	Value
0200	MBL HM	A-1	.00	.00	5.01	\$10,000.00/AC	5.01	1.00	\$50,100

Personal Property

None

Permits

None

TRIM Notices

2025
2024
2023

Disclaimer

All parcel data on this page is for use by the Columbia County Assessor for assessment purposes only. The summary data on this page may not be a complete representation of the parcel or of the improvements thereon. Building information, including unit counts and number of permitted units, should be verified with the appropriate building and planning agencies. Zoning information should be verified with the appropriate planning agency. All parcels are reappraised each year. This is a true and accurate copy of the records of the Columbia County Assessor's Office as of October 13, 2025.