LOTS 28 & 29 UNIT 8 THREE RIVERS
188-614, 694-743, 806-614, DC 87

HAGER DAVID S
530 SW BUMBLE ST
FORT WHITE, FL 32038

2026

00-00-00-00695-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

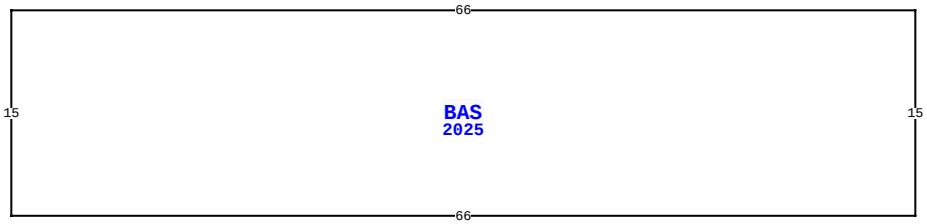
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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/LOC	100000.08	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	990	100	2025	990	106,958
TOTALS	990			990	106,958

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	990	112.5000	111.38	110,266	2023	2023	0	0	0	3.00	97.00

3 MANUF 2 100% - 2025 Heated Area: 990 HX Base Yr 2014



530 SW BUMBLE ST, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/30/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		106,958
TOTAL MARKET OB/XF VALUE		21,772
TOTAL LAND VALUE - MARKET		18,000
TOTAL MARKET VALUE		146,730
SOH/AGL Deduction		0
ASSESSED VALUE		146,730
TOTAL EXEMPTION VALUE	HX HB 13	146,730
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		146,730
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		147,833

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047991	Mobile Home		08/25/2023
33227	M H	425	07/28/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1031/0363	11/15/2004	WD	Q	V		6,500
GRANTOR: BYNUM						
GRANTEE: DAVID S HAGER						
1023/1866	8/18/2004	WD	U	V	08	3,000
GRANTOR: HAMILTON						
GRANTEE: BYNUM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2025;ORIG=-39,-12] E66 S15 W66 N15 $
.

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	0252	LEAN-TO W/	0	100	12	31	408.00	UT	1.50	1.50	100	2015	2015	3	100	612	
2	0252	LEAN-TO W/	0	100	12	34	408.00	UT	1.50	1.50	100	2015	2015	3	100	612	
3	0031	BARN,MT AE	0	100	18	34	612.00	UT	9.00	9.00	100	2015	2015	3	100	5,508	
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	20	360.00	UT	1.50	1.50	100	2015	2015	3	100	540	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	2,500.00	2,500.00	100	2025	2024		100	2,500	
7	0030	BARN,MT	0	100	0	0	1.00	UT	4,500.00	4,500.00	100	2025	2024		100	4,500	
8	0169	FENCE/WOOD	0	100	0	0	1.00	UT	500.00	500.00	100	2025	2024		100	500	

LAND DESCRIPTION

TOTAL OB/XF 21,772

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 06/03/2024 BY JB Total Acres: 0.85 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/19/2025 BY SYS