LOTS 27, 28 & 29 UNIT 12 THREE R
361-633, 803-2194, 905-2422,2424

HOWARD LUCRESIA A
P O BX 244
FORT WHITE, FL 32038-0244

2025

00-00-00-00881-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

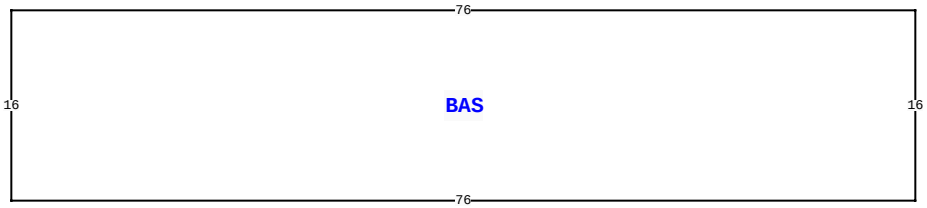
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	100000.12	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100		1,216	74,123
TOTALS	1,216			1,216	74,123

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,216	117.9000	110.83	134,769	2001	2001	0	0	0	45.00	55.00

2 MANUF 1 100% - 2001 Heated Area: 1216 HX Base Yr 2001



403 SW RENO WAY, 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		74,123
TOTAL MARKET OB/XF VALUE		8,600
TOTAL LAND VALUE - MARKET		50,400
TOTAL MARKET VALUE		133,123
SOH/AGL Deduction		77,443
ASSESSED VALUE		55,680
TOTAL EXEMPTION VALUE	HX HB SX WX	55,680
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		133,123
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		127,599

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6865	M H	60	02/22/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0905/2424	6/30/2000	WD	Q	V	01	100
GRANTOR: GREEN'S						
GRANTEE: HOWARD'S						
0905/2422	6/30/2000	WD	U	I	07	25,000
GRANTOR: BIRTHEL & CONNIE GREE						
GRANTEE: CECIL & LUCRESIA HO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S16 E76 N16$.

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	0020	BARN,FR	0	100	20	30	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	300	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 8,600

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	2.00	LT		1.00	1.00	0.90	18,000.00	16,200.00	32,400							
2	0000	C	VAC RES	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 02/08/2016 BY DF Total Acres: 2.82 Total Land Value: 50,400 Market: 0 Agricultural: 0 Common: 50,400 PRINTED 08/27/2025 BY SYS