

LOTS 135 & 136 THREE RIVERS ESTA
648-703, 678-265, 736-280, 773-3

OLSON DAVID ARNIE/LUKESH MICKEY S
2245 SW NEWARK DR
FORT WHITE, FL 32038

2026

00-00-00-01374-000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	01	MINIMUM 100			
Interior Wall	04	PLYWOOD 100			
Interior Floo	08	SHT VINYL 100			
Air Condition	01	NONE 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		2 100			
Bathrooms		1 100			
Stories	1.	1. 100			
Architectual	01	CONV 100			
Units		0 100			
Condition Adj	01	01 100			
Kitchen Adjus	01	01 100			
Quality	02	02			
DOR CODE	0200MOBILE HOME				
MAP NUM		MKT AREA			02
NEIGHBORHOOD/LOC	100000.21		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,766	100		1,766	27,380
FOP	42	35		15	232
FOP	64	35		22	341
UOP	36	25		9	140
TOTALS	1,908			1,812	28,093

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,812	64.6000	38.76	70,233	1984	1984	0	0	0 60.00	40.00
1 MOBILE HME 100% - 2006 Heated Area: 1766 HX Base Yr 2006											
2245 SW NEWARK DR, FORT WHITE											

COLUMBIA COUNTY PROPERTY											PAGE 1 of 1	3	
VALUATION SUMMARY													
VALUATION BY										STANDARD			
Tax Group: 3					Tax Dist:								
BUILDING MARKET VALUE										28,093			
TOTAL MARKET OB/XF VALUE										8,536			
TOTAL LAND VALUE - MARKET										36,000			
TOTAL MARKET VALUE										72,629			
SOH/AGL Deduction										42,304			
ASSESSED VALUE										30,325			
TOTAL EXEMPTION VALUE										HX HB		25,000	
BASE TAXABLE VALUE										5,325			
TOTAL JUST VALUE										72,629			
NCON VALUE										0			
INCOME VALUE													
PREVIOUS YEAR MKT VALUE										72,629			
XFOB:1:1: FIESTA MH													