

LOT 21 THREE RIVERS ESTATES UNIT
739-959, DC 1391-320, QC 1391-32

PALMER BRENDA LYNN
210 SW MONTANA ST
FORT WHITE, FL 32038

2026

00-00-00-01397-021



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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		2 100
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	0200MOBILE HOME	
MAP NUM		02
NEIGHBORHOOD/LOC	100000.22	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100		1,216	70,980
TOTALS	1,216			1,216	70,980

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0140	CLFENCE	6	0	100	0	0	1.00	UT 0.00
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0200	C	MBL HM	100		A-1	0.00	0.00	1.00

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	112.9000	106.13	129,054	2000	2000		0	0	45.00	55.00	
1 MANUF 1 100% - 2024 Heated Area: 1216 HX Base Yr 2024													
16 76 16													
BAS													
76													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													
04/30/2024 MLU													

TOTAL OB/XF													
7,800													

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7,800													

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		70,980	
TOTAL MARKET OB/XF VALUE		7,800	
TOTAL LAND VALUE - MARKET		20,000	
TOTAL MARKET VALUE		98,780	
SOH/AGL Deduction		0	
ASSESSED VALUE		98,780	
TOTAL EXEMPTION VALUE		HX HB DX	
BASE TAXABLE VALUE		43,058	
TOTAL JUST VALUE		98,780	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		98,780	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20603	M H	125	04/14/2003

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1492/1022	6/08/2023	QC	U	I	11		0
GRANTOR: DOWNEY DANIEL A							
GRANTEE: PALMER BRENDA LYNN							
1391/0321	8/08/2019	QC	U	I	11		100
GRANTOR: JOHN SIMMONS							
GRANTEE: DANIEL A DOWNEY							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W76 S16 E76 N16\$.									