

LOTS 25 & 26 UNIT 22 THREE RIVER
679-344, 700-14, 876-2149, QC 88

JIRKOVSKY NANCY A
901 SW NEWARK DR
FORT WHITE, FL 32038

2025

00-00-00-01400-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

Quality	03	03
DOR CODE	0200 MOBILE 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	924	100		924	17,944
TOTALS	924			924	17,944

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	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	2.00

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	80.9190	48.55	44,860	1983	1983	0	0	0	60.00	40.00

1 MOBILE HME - 100% - 2000

Heated Area: 924

HX Base Yr 2000

14

66

66

14

BAS

BLD DATE

LGL DATE

L N	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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

TOTAL OB/XF										7,000							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	0200	C	MBL HM	100		A-1	0.00	0.00	2.00	LT		1.00	1.00	0.90	20,000.00	18,000.00	36,000

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		17,944	
TOTAL MARKET OB/XF VALUE		7,000	
TOTAL LAND VALUE - MARKET		36,000	
TOTAL MARKET VALUE		60,944	
SOH/AGL Deduction		32,937	
ASSESSED VALUE		28,007	
TOTAL EXEMPTION VALUE		HX HB SX	28,007
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		60,944	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		57,394	

XFOB:1:1: CONCORD MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0876/2149	3/15/1999	WD	Q	I		19,000	
GRANTOR: LOWERY							
GRANTEE: JIRKOVSKY & JIRKOV							
0700/0014	10/29/1989	WD	Q	V		7,000	
GRANTOR: POPE - JOHNSON							
GRANTEE: LOWERY							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W66 S14 E66 N14\$.									
OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV			