LOT 33 UNIT 22 THREE RIVERS ESTA
662-546, WD 822-1789, WD 883-252

SAPP HENRY J
PO BOX 3666
LAKE CITY, FL 32056

2025

00-00-00-01406-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 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

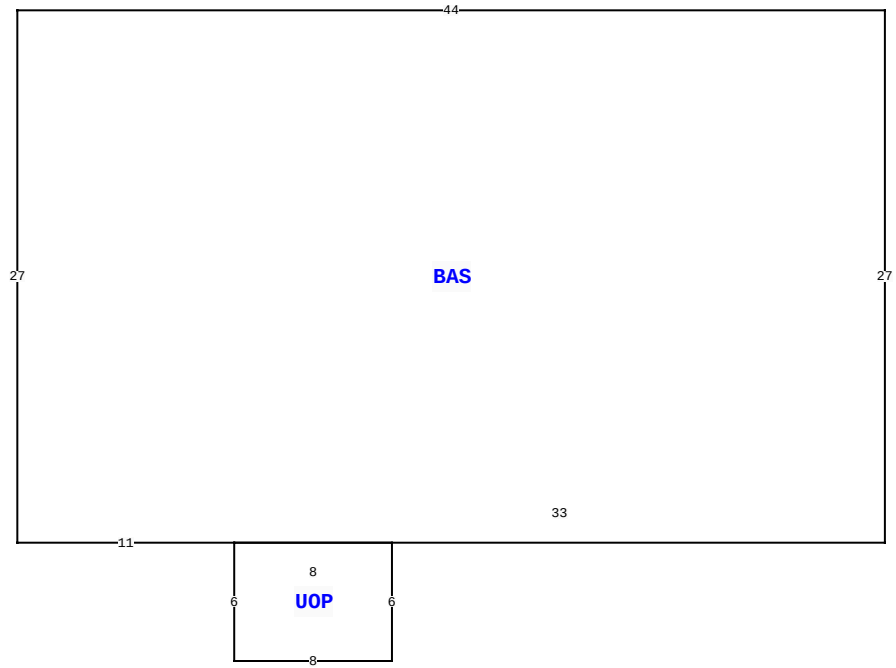
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.22	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100		1,188	31,648
UOP	48	25		12	320
TOTALS	1,236			1,200	31,968

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,200	111.0000	66.60	79,920	1974	1995	0	0	0	60.00	40.00

1 MOBILE HME – 0% - 0 Heated Area: 1188 HX Base Yr



1027 SW NEWARK DR, 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	31,968
TOTAL MARKET OB/XF VALUE	7,050
TOTAL LAND VALUE - MARKET	20,000
TOTAL MARKET VALUE	59,018
SOH/AGL Deduction	12,859
ASSESSED VALUE	46,159
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	46,159
TOTAL JUST VALUE	59,018
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	52,691

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31353	RECONNECT	75	08/15/2013
16867	M H	125	04/18/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1544/1552	7/15/2025	WD	Q	I	01	55,000
GRANTOR: ARTICA-DOMINGUEZ SHEL						
GRANTEE: SAPP HENRY J						
1318/2579	7/14/2016	WD	U	I	37	51,000
GRANTOR: JMD PROPERTY OF NORTH						
GRANTEE: SHELBY L MARIE ARTI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S27 E11 UOP= S6 E8 N6 W8$ E33 N27$.

EXTRA FEATURES

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	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	50	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,050

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							

REVIEW DATE 01/06/2016 BY DF Total Acres: 0.91 Total Land Value: 20,000 Market: 0 Agricultural: 0 Common: 20,000 PRINTED 08/07/2025 BY SYS