

LOT 53 BLOCK 1 UNIT 23 THREE RIV
783-053, 788-2160, 797-871, 807-

MOSELEY HARRY
P O BOX 1321
LAKE CITY, FL 32050

2026

00-00-00-01435-000

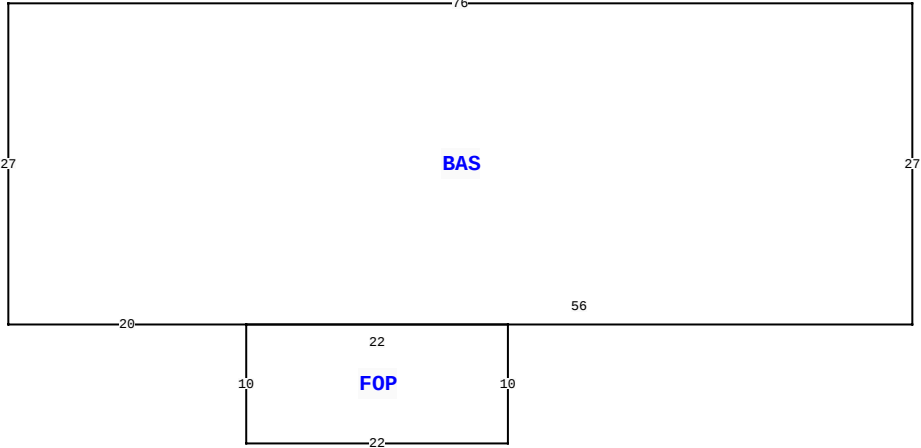
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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	100000.23 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,052	100
FOP	220	35

TOTALS	2,272		2,129	55,644
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0296	SHED METAL	0	0	16	30	1.00	UT	640.00
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00
5	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00
6	0296	SHED METAL	0	0	0	0	1.00	UT	0.00
7	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0102	C	SFR/MH	0		A-1	100.00	400.00	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	2,129	108.9000	65.34	139,109	1991	1991		0	0	60.00	40.00	
1 MOBILE HME 0% - 0 Heated Area: 2052 HX Base Yr													
													
1099 SW KENTUCKY ST, FORT WHITE													
BLD DATE XF DATE INC DATE													
LGL DATE LAND DATE AG DATE													
04/30/2024 MLU													

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	0296	SHED METAL	0	0	16	30	1.00	UT	640.00	640.00	100	0	0	3	100	640	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
5	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	
6	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	600	
7	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	

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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0102	C	SFR/MH	0		A-1	100.00	400.00	1.00

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		3
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 3				Tax Dist:			
BUILDING MARKET VALUE				55,644			
TOTAL MARKET OB/XF VALUE				10,240			
TOTAL LAND VALUE - MARKET				18,000			
TOTAL MARKET VALUE				83,884			
SOH/AGL Deduction				22,328			
ASSESSED VALUE				61,556			
TOTAL EXEMPTION VALUE				0			
BASE TAXABLE VALUE				61,556			
TOTAL JUST VALUE				83,884			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				83,884			
BLDG:1:1: SHAD MH							