

LOT 8 BLOCK 5 UNIT 23 THREE RIVE
459-366, 803-514, 914-2241, 932-

RINER IRA SUE
618 SW KENTUCKY ST
FORT WHITE, FL 32038

2026

00-00-00-01438-108



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
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	0200MOBILE HOME	
MAP NUM		02
NEIGHBORHOOD/LOC	100000.23 1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	616	100		616	9,807
UOP	96	25		24	382
UOP	120	25		30	478
UOP	120	25		30	478
UOP	144	25		36	573
USP	120	35		42	669
UST	144	45		65	1,035
TOTALS	1,360			843	13,420

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0294	SHED WOOD/	0	100	10	23	230.00	UT	4.00		
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00		
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00		
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00		
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00		
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00		
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00		
8	0294	SHED WOOD/	0	100	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	UNIT TYPE	CONSRV
1	0200	C	MBL HM	100		A-1	100.00	400.00	1.00	LT	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	843	66.3390	39.80	33,551	1983	1983	0	0	0 60.00	40.00
1 MOBILE HME 100% - 2003 Heated Area: 616 HX Base Yr 2003											
618 SW KENTUCKY ST, FORT WHITE											

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/30/2024
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		13,420	
TOTAL MARKET OB/XF VALUE		16,319	
TOTAL LAND VALUE - MARKET		18,000	
TOTAL MARKET VALUE		47,739	
SOH/AGL Deduction		20,890	
ASSESSED VALUE		26,849	
TOTAL EXEMPTION VALUE		HX HB WX SX 26,849	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		47,739	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		47,739	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19350	M H	125	03/22/2002
18940	TR/TRAILER	75	11/09/2001

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1337/0860	5/05/2017	LE U	I	I	14	100	
GRANTOR: BOBBY LEE & IRA SUE R							
GRANTEE: DENNIS LEE RINER (R							
1337/0858	5/05/2017	WD U	I	I	11	100	
GRANTOR: BOBBY LEE & IRA SUE R							
GRANTEE: BOBBY LEE & IRA SUE							

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
UST= N12 W12 UOP= W10 USP= W10 S12 E10 N12\$ S12 E10 N12\$ S12 E12\$ BAS= W32 UOP= N12 W12 S12 E12\$ W12 S14 E32 UOP= S10 E12 N10 W12\$ E12 N14\$ UOP= S24 E4 N24 W4\$.											