

LOT 17 BLOCK 6 UNIT 23 THREE RIV
722-17, WD 1447-117, WD 1485-847

HERNANDEZ JORGE/HERNANDEZ GEMA
210 SW TEXAS LN
FORT WHITE, FL 32038

2025

00-00-00-01438-317



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	08	SHT VINYL 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	2	100
Bathrooms	2	100
Frame	01	NONE 100
Stories	1.	1. 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	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	900	100	2024	900	102,206
FOP	90	35	2024	32	3,634
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0296	SHED METAL	0	0	0	0	1.00	UT	8,000.00	8,000.00	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	
3	0296	SHED METAL	0	0	0	0	1.00	UT	8,000.00	8,000.00	
4	0296	SHED METAL	0	0	0	0	1.00	UT	8,000.00	8,000.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	0		A-1	100.00	400.00	1.00	LT	1.00

REVIEW DATE 06/28/2023 BY JB

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0203	02	932	112.5000	115.88	108,000	2023	2023	0	0	2.00	98.00
1 MANUF 3 - 0% - 2024											
Heated Area: 900 HX Base Yr											
6 15 FOP 2024 15 60 BAS 2024 60 6											
210 SW TEXAS LN, FORT WHITE											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
04/30/2024 MLU											

TOTAL OB/XF											
31,000											

TOTAL OB/XF											
31,000											

Total Acres: 0.92 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		3
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 3		Tax Dist:					
BUILDING MARKET VALUE				105,840			
TOTAL MARKET OB/XF VALUE				31,000			
TOTAL LAND VALUE - MARKET				18,000			
TOTAL MARKET VALUE				154,840			
SOH/AGL Deduction				0			
ASSESSED VALUE				154,840			
TOTAL EXEMPTION VALUE				0			
BASE TAXABLE VALUE				154,840			
TOTAL JUST VALUE				154,840			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				146,620			
PERMIT NUM		DESCRIPTION		AMT		ISSUED	
000047253		Mobile Home				05/17/2023	
000042848		Electrical Servic		0		09/28/2021	
SALES DATA							
OFF RECORD Number		DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1485/847		2/22/2023	WD	Q	I	01	65,000
GRANTOR: ANKRUM AUBREY							
GRANTEE: HERNANDEZ JORGE							
1447/117		9/03/2021	WD	Q	V	01	21,000
GRANTOR: THOMAS MICHAEL V							
GRANTEE: ANKRUM AUBREY							
BUILDING NOTES							

TOTAL OB/XF											
31,000											

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