FORT WHITE: S1/2 OF BLOCK 81.

552-120, DC 1162-1525, PB 1330-1

MOSLEY WILLIE V
189 SW THAMES ST
FORT WHITE, FL 32038-0386

2025

00-00-00-14458-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 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		3 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Quality	03	03

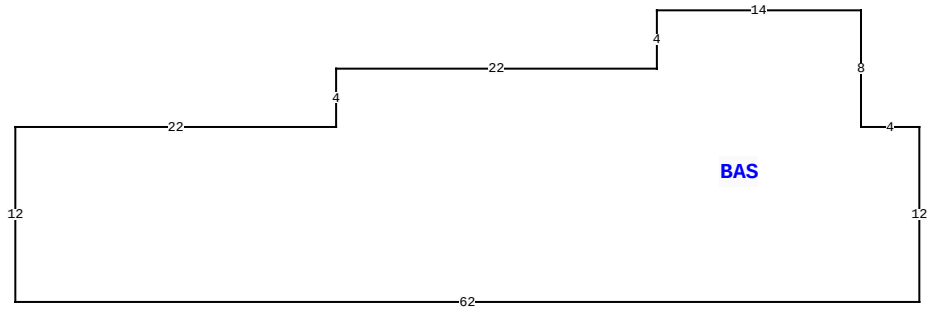
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	16.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	944	100		944	12,706
TOTALS	944			944	12,706

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	944	56.0880	33.65	31,766	1985	1985	0	0	0	60.00	40.00

4 MOBILE HME 100% - 2024 Heated Area: 944 HX Base Yr 2024



189 SW THAMES ST, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/24/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		12,706
TOTAL MARKET OB/XF VALUE		10,000
TOTAL LAND VALUE - MARKET		6,885
TOTAL MARKET VALUE		29,591
SOH/AGL Deduction		1,728
ASSESSED VALUE		27,863
TOTAL EXEMPTION VALUE	HX HB WX	27,863
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		29,591
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		27,078

BLDG:1:1: BOMA MH

XFOB:1:1: BOMA MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14830	M H	125	12/16/1998
6936	M H	60	03/10/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1330/1369	2/06/2017	PB	U	I	18	0

GRANTOR: CLERK OF COURT (JACK

GRANTEE: WILLIE MOSLEY (SURV

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 S4 W22 S4 W22 S12 E62 N12 W4 N8$.

EXTRA FEATURES

LN	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	
2	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 10,000

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	100		00	0.00	0.00	0.51	AC		1.00	1.00	1.00	13,500.00	13,500.00	6,885							

REVIEW DATE 06/18/2015 BY DF Total Acres: 0.51 Total Land Value: 6,885 Market: 0 Agricultural: 0 Common: 6,885 PRINTED 08/22/2025 BY SYS