LOT 10 DAVIS S/D.

846-1812, CT 1210-1615, WD 1216-

ADAMS JOHN S/ADAMS KATHY S
1065 NW EVERETT TER
WHITE SPRINGS, FL 32096

2025

20-2S-16-01657-010

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 03

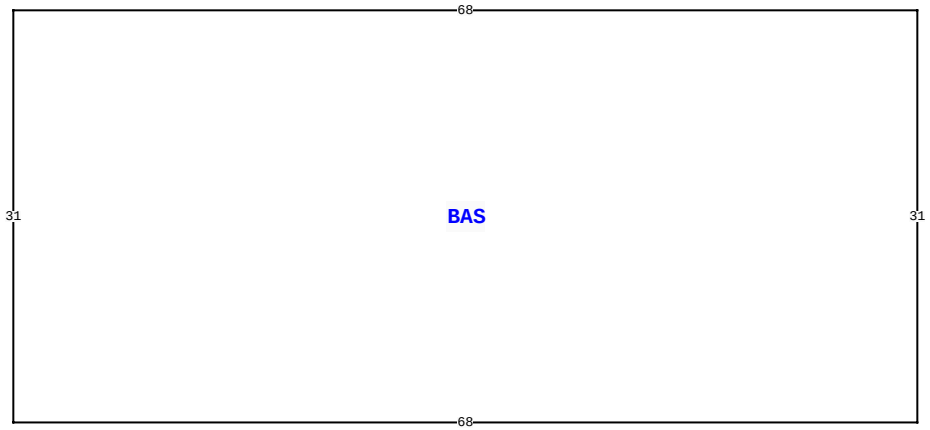
NEIGHBORHOOD/LOC 20216.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,108	100		2,108	210,973
TOTALS	2,108			2,108	210,973

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,108	117.0000	109.98	231,838	2019	2019	0	0	0	9.00	91.00

2 MANUF 1 100% - 2020 Heated Area: 2108 HX Base Yr 2025



1065 NW EVERETT TER, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		210,973
TOTAL MARKET OB/XF VALUE		8,400
TOTAL LAND VALUE - MARKET		56,719
TOTAL MARKET VALUE		276,092
SOH/AGL Deduction		171,622
ASSESSED VALUE		104,470
TOTAL EXEMPTION VALUE	HX HB DX	55,722
BASE TAXABLE VALUE		48,748
TOTAL JUST VALUE		276,092
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		257,453

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37632	M H	425	01/15/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1364/0864	7/09/2018	WD	Q	I	01	36,500
GRANTOR: JIMMY B & MARION C LI						
GRANTEE: JOHN S & KATHY S AD						
1216/1030	6/09/2011	WD	U	I	12	29,900
GRANTOR: GREEN TREE SERVICING						
GRANTEE: JIMMY B & MARION C						

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2019	2019	3	100	1,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W68 S31 E68 N31$.

LAND DESCRIPTION

TOTAL OB/XF 8,400

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		A-1	0.00	0.00	13.75	AC		1.00	1.00	0.75	5,500.00	4,125.00	56,719							

REVIEW DATE 11/17/2022 BY JD Total Acres: 13.75 Total Land Value: 56,719 Market: 0 Agricultural: 0 Common: 56,719 PRINTED 08/22/2025 BY SYS