

LOTS 39 & 40 THREE RIVERS
ESTATES UNIT 24.
ORB 493-403, 583-622.

YINGLING MARIE W
134 SW GEORGIA GLN
FT WHITE, FL 32038

2026

31-6S-16-04006-039



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality		05	05
DOR CODE		0200	MOBILE HOME
MAP NUM			MKT AREA
NEIGHBORHOOD/LOC		100000.24	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,232	100	
FOP	16	35	
FSP	200	40	
TOTALS	1,448		
EXTRA FEATURES		1,318	35,396

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,318	111.9000	67.14	88,491	1983	1983	0	0	0	60.00	40.00
1 MOBILE HME 100% - 0 Heated Area: 1232 HX Base Yr												
134 SW GEORGIA GLN, FORT WHITE												
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/10/2024 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	800	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION																
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
1	0102	C	SFR/MH	100		A-1	0.00	0.00	2.00	LT		1.00	1.00	0.90	20,000.00	18,000.00

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		3
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 3				Tax Dist:			
BUILDING MARKET VALUE				35,396			
TOTAL MARKET OB/XF VALUE				8,000			
TOTAL LAND VALUE - MARKET				36,000			
TOTAL MARKET VALUE				79,396			
SOH/AGL Deduction				45,550			
ASSESSED VALUE				33,846			
TOTAL EXEMPTION VALUE				HX HB WX 30,000			
BASE TAXABLE VALUE				3,846			
TOTAL JUST VALUE				79,396			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				79,396			
XFOB:1:1: CRAN (GUERDON M H)							