LOT 81 UNIT 8 THREE RIVERS ESTAT
909-1168, 912-388, WD 1003-603,

GUTHRIE JUSTIN
616 SW SANTA FE DR
FORT WHITE, FL 32038

2027

00-00-00-00728-000

BUILDING CHARACTERISTICS

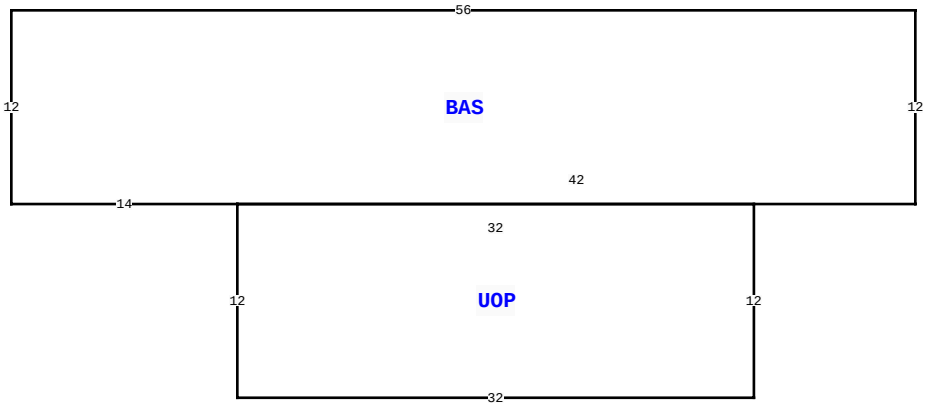
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	08	SHT VINYL 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	100000.08	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	13,198
UOP	384	25		96	1,885
TOTALS	1,056			768	15,084

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	768	38.4000	35.71	27,425	1975	1990	0	0	0	45.00	55.00

1 MANUF 1 0% - 2026 Heated Area: 672 HX Base Yr



627 SW SANTA FE DR, FORT WHITE

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	15,084
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	46,084
SOH/AGL Deduction	0
ASSESSED VALUE	46,084
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	46,084
TOTAL JUST VALUE	46,084
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	46,249

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1542/2356	6/18/2025	QC	U	I	11	100
GRANTOR: WILLIAMS ORBA A						
GRANTEE: GUTHRIE JUSTIN						
1301/0546	9/18/2015	WD	Q	I	01	5,000
GRANTOR: DENNIS C & DOROTHY A						
GRANTEE: ORBA A & CATHERINE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S12 E14 UOP= S12 E32 N12 W32$ E42 N12$.

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	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 02/01/2016 BY DF Total Acres: 0.85 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/17/2026 BY SYS