

LOTS 1 & 2 UNIT 10 THREE RIVERS  
462-44, 658-120, DC 1297-2378, W

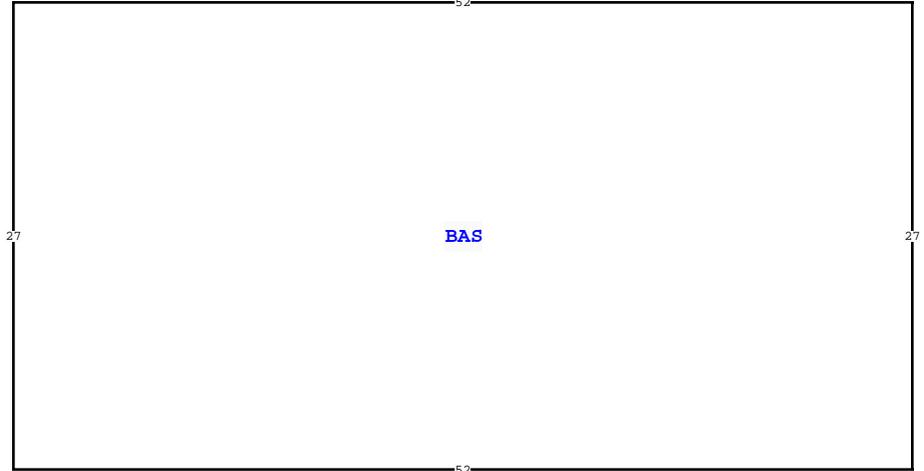
MARTIN WILLIAM B/MARTIN M LYNN  
713 SW WASHINGTON AVE  
FORT WHITE, FL 32038-6616

2026

00-00-00-00751-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.10	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,404	100	
TOTALS	1,404		1,404
			116,051

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MANUF	1	100% - 2017		152,699	2014	2014	0	0	24.00	76.00
				Heated Area: 1404			HX Base Yr 2017				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			116,051
TOTAL MARKET OB/XF VALUE			7,675
TOTAL LAND VALUE - MARKET			36,000
TOTAL MARKET VALUE			159,726
SOH/AGL Deduction			117,003
ASSESSED VALUE			42,723
TOTAL EXEMPTION VALUE	13 HX HB	42,723	
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			159,726
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			162,222
SALE:1:1: 2 PARCELS - 1 DEED			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054852	Roof Replacement	10,100	01/21/2026
33955	M H	513	04/13/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1563/2673	3/19/2026	LE	U	I	14	0
GRANTOR: MARTIN WILLIAM B						
GRANTEE: MARTIN WILLIAM B (E						
1306/0408	11/23/2015	WD	Q	V	01	23,000
GRANTOR: WESLEY R YATES						
GRANTEE: WILLIAM B MARTIN &						

EXTRA FEATURES																
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	0070	CARPOT UF	0	100	18	25			1.50	100	2016	2016	3	100	675	
2	9945	Well/Sept	0	100	0	0			7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/30/2024	MLU

BUILDING NOTES	
BAS= W52 S27 E52 N27S.	

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	2.00	LT		1.00	1.00	0.90	20,000.00	18,000.00	36,000							