

LOT 9 UNIT 12 THREE RIVERS ESTAT  
554-256, 826-572, WD 840-225, 86

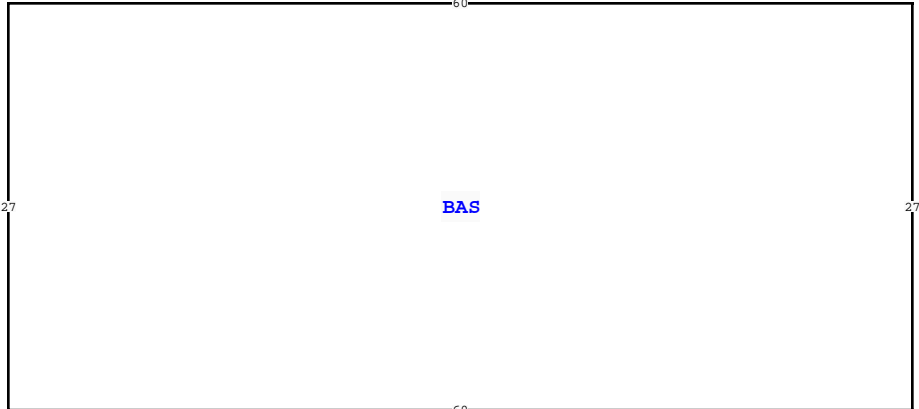
SWEENEY LISA  
645 SW WASHINGTON AVE  
FORT WHITE, FL 32038

**2026**

00-00-00-00868-000

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	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 02

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,620	113.9000	109.34	177,131	2006	2006	0	0	45.00	55.00		
1 MANUF 1 0% - 2021 Heated Area: 1620 HX Base Yr													



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	97,422
<b>TOTALS</b>	<b>1,620</b>			<b>1,620</b>	<b>97,422</b>

358 SW CALIFORNIA TER, FORT WHITE

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

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	
5	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	800	
6	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	800	

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				97,422	
TOTAL MARKET OB/XF VALUE				10,600	
TOTAL LAND VALUE - MARKET				24,000	
TOTAL MARKET VALUE				132,022	
SOH/AGL Deduction				9,914	
ASSESSED VALUE				122,108	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				122,108	
TOTAL JUST VALUE				132,022	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				123,999	
SALE:2:1: (THIS SALE IS FOR 2 LOTS) REFER TO #677-					
SALE:1:1: (THIS SALE IS FOR 2 LOTS) REFER TO #677-					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
24026	M H	489	01/20/2006		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1409/2068	4/09/2020	WD	U	I	18	50,500
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: LISA SWEENEY						
1396/1285	5/10/2019	WD	U	I	12	0
GRANTOR: FIRST FEDERAL BANK OF						
GRANTEE: SECRETARY OF HOUSIN						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W60 S27 E60 N27\$.													

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