LOT 52 UNIT 14 THREE RIVERS ESTA
895-21, 921-1273, 997-2557, WD 1

LEE BILLY/LEE MUSA
319 SW CALIFORNIA TER
FORT WHITE, FL 32038

2027

00-00-00-00919-052

BUILDING CHARACTERISTICS

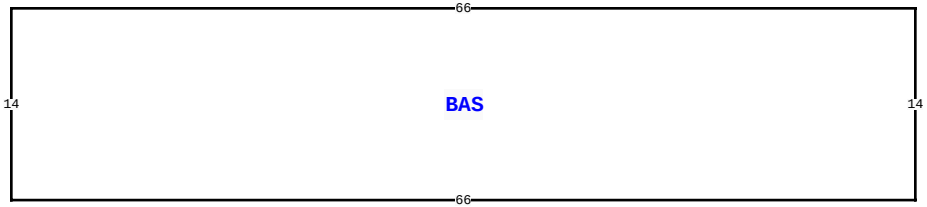
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	100000.14	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	48,492
TOTALS	924			924	48,492

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	924	102.6000	95.42	88,168	1993	1993	0	0	0	45.00	55.00

1 MANUF 1 100% - 2015 Heated Area: 924 HX Base Yr 2015



319 SW CALIFORNIA TER, 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	48,492
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	79,492
SOH/AGL Deduction	52,693
ASSESSED VALUE	26,799
TOTAL EXEMPTION VALUE	HX HB 25,000
BASE TAXABLE VALUE	1,799
TOTAL JUST VALUE	79,492
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	80,011

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27949	M H	250	07/16/2009
25993	M H	342	07/06/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1440/547	6/16/2021	WD	U	I	30	100
GRANTOR: LEE BILLY & MUSA						
GRANTEE: LEE BILLY						
1278/2064	7/31/2014	WD	Q	I	01	29,900
GRANTOR: TIM & CHARLOTTE KEMPE						
GRANTEE: BILLY & MUSA LEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

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	100	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	100		A-1	81.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 02/08/2016 BY DF Total Acres: 0.88 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/20/2026 BY SYS