LOTS 90 & 91 UNIT 17 THREE RIVER
337-266, 433-124, 792-396, 924-1

ROWLAND VERNON E/ROWLAND MICHELLE A
1164 SW BOSTON TER
FORT WHITE, FL 32038

**2027**

**00-00-00-00987-000**

## BUILDING CHARACTERISTICS

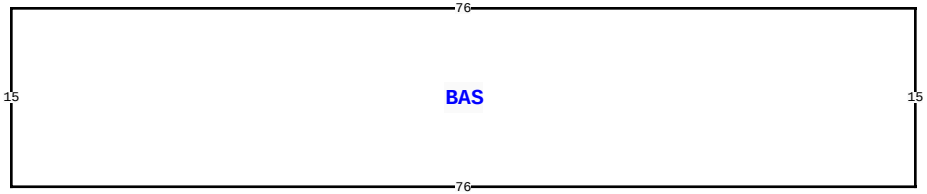
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 70 |
| Interior Floo | 08 | SHT VINYL 30 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Stories | 1. | 1. 100 |
| Architectual | 01 | CONV 100 |
| Units | | 0 100 |
| Quality | 05 | 05 |
| DOR CODE | 0200 | MOBILE HOME |
| MAP NUM | | MKT AREA 02 |
| NEIGHBORHOOD/LOC | 100000.17 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,140 | 100 | | 1,140 | 101,257 |
| TOTALS | 1,140 | | | 1,140 | 101,257 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0201 | 02 | 1,140 | 113.7000 | 105.74 | 120,544 | 2017 | 2017 | 0 | 0 | 0 | 16.00 | 84.00 |

1 MANUF 1 100% - 2022 Heated Area: 1140 HX Base Yr 2022




1164 SW BOSTON TER, FORT WHITE

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

## 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 | 0294 | SHED WOOD/ | 0 | 100 | 11 | 26 | 286.00 | UT | 14.00 | 14.00 | 100 | 2006 | 2006 | 3 | 100 | 4,004 | |
| 2 | 9947 | Septic | 0 | 100 | 0 | 0 | 1.00 | UT | 3,000.00 | 3,000.00 | 100 | | | 3 | 100 | 3,000 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 101,257 |
| TOTAL MARKET OB/XF VALUE | | 7,004 |
| TOTAL LAND VALUE - MARKET | | 43,200 |
| TOTAL MARKET VALUE | | 151,461 |
| SOH/AGL Deduction | | 98,078 |
| ASSESSED VALUE | | 53,383 |
| TOTAL EXEMPTION VALUE | HX HB | 28,383 |
| BASE TAXABLE VALUE | | 25,000 |
| TOTAL JUST VALUE | | 151,461 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 152,552 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 35473 | M H | 500 | 06/23/2017 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0924/2185 | 4/11/2001 | WD | Q | V | | 11,500 |
| GRANTOR: RICHARD CROTTY TRUSTE | | | | | | |
| GRANTEE: VERNON & MICHELLE R | | | | | | |
| 0924/1980 | 4/09/2001 | WD | Q | V | | 4,000 |
| GRANTOR: TONY R & BARBARA L CA | | | | | | |
| GRANTEE: VERNON E & MICHELLE | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W76 S15 E76 N15$.

## LAND DESCRIPTION

TOTAL OB/XF 7,004

| 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 | 100.00 | 400.00 | 2.00 | LT | | 1.00 | 1.00 | 0.90 | 24,000.00 | 21,600.00 | 43,200 | | | | | | | |

REVIEW DATE 07/25/2017 BY TW Total Acres: 0.92 Total Land Value: 43,200 Market: 0 Agricultural: 0 Common: 43,200 PRINTED 11/19/2026 BY SYS