LOTS 92 & 93 UNIT 17 THREE RIVER
380-165, 747-207, 751-1676, 880-

BREWSTER FRANK A JR
1224 SW BOSTON TERR
FORT WHITE, FL 32038

2027

00-00-00-00990-000

BUILDING CHARACTERISTICS

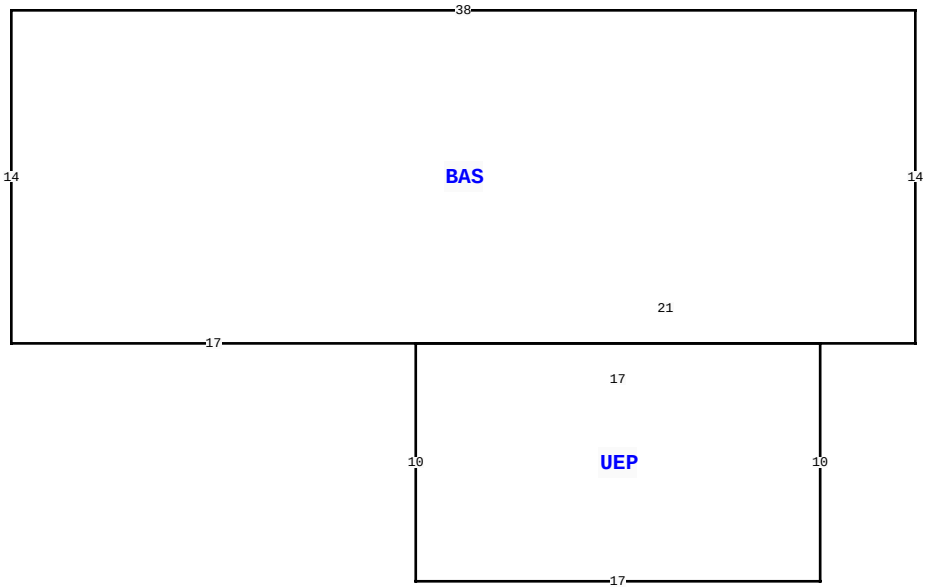
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Stories	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
NEIGHBORHOOD/LOC	100000.17	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	532	100		532	30,995
UEP	170	70		119	6,933
TOTALS	702			651	37,928

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	651	113.9000	105.93	68,960	2002	2002	0	0	0	45.00	55.00

1 MANUF 1 100% - 2004 Heated Area: 532 HX Base Yr 2004



1224 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	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	5.00	100	2006	2006	3	100	1,800	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	50	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		37,928
TOTAL MARKET OB/XF VALUE		9,350
TOTAL LAND VALUE - MARKET		48,000
TOTAL MARKET VALUE		95,278
SOH/AGL Deduction		52,254
ASSESSED VALUE		43,024
TOTAL EXEMPTION VALUE	HX HB WR	30,000
BASE TAXABLE VALUE		13,024
TOTAL JUST VALUE		95,278
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		95,687

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051322	Electrical Servic	0	10/30/2024
20917	M H	125	07/25/2003
16261	M H	125	10/20/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1493/595	6/19/2023	QC	U	V	11	100
GRANTOR: BREWSTER PAMELA P						
GRANTEE: BREWSTER FRANK A						
1297/2465	7/10/2015	WD	U	V	37	5,000
GRANTOR: VERNON E & MICHELLE R						
GRANTEE: FRANK A BREWSTER JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 S14 E17 UEP= S10 E17 N10 W17$ E21 N14$.

LAND DESCRIPTION

TOTAL OB/XF 9,350

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	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							
2	0000	C	VAC RES	0		A-1	100.00	400.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 12/06/2024 BY tommy Total Acres: 1.84 Total Land Value: 48,000 Market: 0 Agricultural: 0 Common: 48,000 PRINTED 11/19/2026 BY SYS