LOT 124 UNIT 17 THREE RIVERS EST
366-873, WD 1055-1050, QC 1177-1

FEDERAL NATIONAL MORTGAGE ASSOCIATION
P O BOX 1301
HIGH SPRINGS, FL 32655-1301

2027

00-00-00-01012-000

BUILDING CHARACTERISTICS

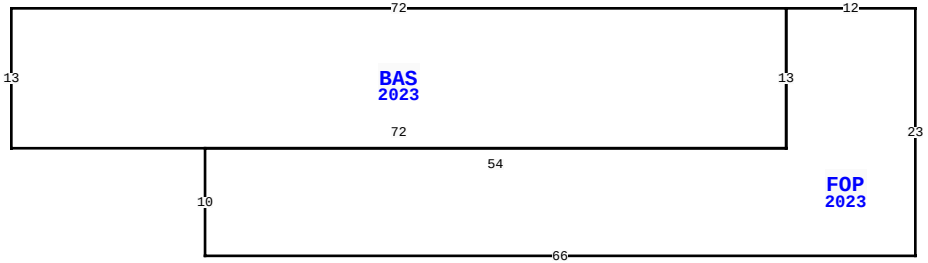
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Condition Adj	04	04 100
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	936	100	2023	936	99,848
FOP	816	35	2023	286	30,509
TOTALS	1,752			1,222	130,357

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	1,222	124.8500	119.86	146,469	2020	2020	0	0	0	11.00	89.00

1 MANUF 2 0% - 2025 Heated Area: 936 HX Base Yr



971 SW NEBRASKA TER, FORT WHITE

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	130,357
TOTAL MARKET OB/XF VALUE	7,500
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	161,857
SOH/AGL Deduction	0
ASSESSED VALUE	161,857
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	161,857
TOTAL JUST VALUE	161,857
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	166,165

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40503	M H	0	11/12/2020
40503	M H	0	09/09/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1582/135	10/28/2026	CT	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: FEDERAL NATIONAL MO						
1480/1344	11/29/2022	WD	Q	I	03	180,000
GRANTOR: CRANE JESSE						
GRANTEE: LYMAN GREGG JOSEPH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=10,10] S13 E72 N13 W72 $
FOP=[YR=2023;ORIG=28,23] S10 E66 N23 W12 S13 W54 $
.

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	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	500.00	500.00	100	2023	2022		100	500	

LAND DESCRIPTION

TOTAL OB/XF 7,500

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	0		A-1	100.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 12/13/2022 BY ME Total Acres: 0.92 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/19/2026 BY SYS