LOTS 85 & 86 UNIT 18 THREE RIVER
380-66, 755-29, 771-1856, 974-11

RUSIN MYLES III/RUSIN KMBERLY
288 SW BOSTON TER
FORT WHITE, FL 32038

2027

00-00-00-01086-000

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 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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

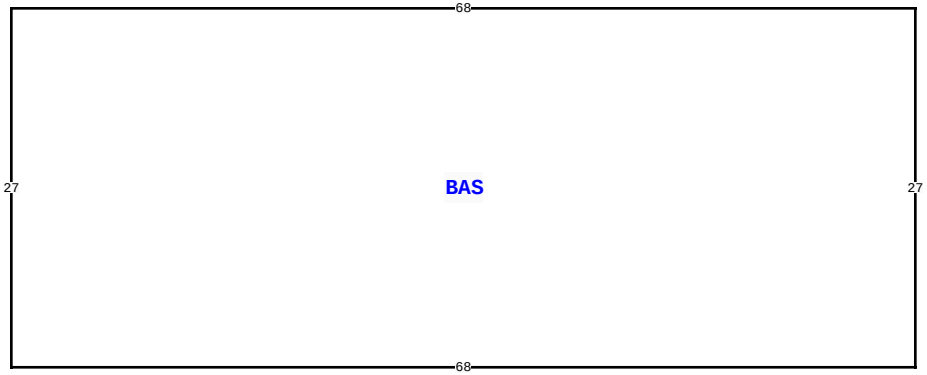
NEIGHBORHOOD/LOC 100000.18 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,836	100		1,836	50,189
TOTALS	1,836			1,836	50,189

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,836	113.9000	68.34	125,472	1993	1993	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2021 Heated Area: 1836 HX Base Yr



288 SW BOSTON 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	50,189
TOTAL MARKET OB/XF VALUE	5,800
TOTAL LAND VALUE - MARKET	38,880
TOTAL MARKET VALUE	94,869
SOH/AGL Deduction	16,645
ASSESSED VALUE	78,224
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	78,224
TOTAL JUST VALUE	94,869
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	94,869

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1567/1840	4/30/2026	QC	U	I	11	100
GRANTOR: HOUSTON COLE EVERETT						
GRANTEE: RUSIN MYLES III						
1419/0019	9/04/2020	QC	U	I	11	100
GRANTOR: DANIEL RAY HOUSTON						
GRANTEE: COLE EVERETT HOUSTO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W68 S27 E68 N27$.

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	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	600	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	1,200	
3	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	

LAND DESCRIPTION

TOTAL OB/XF 5,800

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	200.00	400.00	2.00	LT		1.00	1.00	0.81	24,000.00	19,440.00	38,880							

REVIEW DATE 01/11/2016 BY DF Total Acres: 1.84 Total Land Value: 38,880 Market: 0 Agricultural: 0 Common: 38,880 PRINTED 11/18/2026 BY SYS