

LOT 115 UNIT 18 THREE RIVERS EST  
458-29, 691-796, 701-359, 791-20

MARTIN DEBRA  
771 SW NEBRASKA TER  
FORT WHITE, FL 32038

**2026**

00-00-00-01107-000  
VALUATION SUMMARY PAGE 1 of 1 3

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	01	MINIMUM 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floo	14	CARPET 90	
Interior Floo	08	SHT VINYL 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		1 100	
Stories	1.	1. 100	
Architectual	01	CONV 100	
Units		0 100	
Kitchen Adjus	02	02 100	
Quality	03	03	
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
BAS	1,056	100	
TOTALS	1,056		1,056 20,343

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
0800	02	1,056	76.4505	48.16	50,857	1987	1987	0	0	60.00	40.00												
2 MOBILE HME 100% - 2020 Heated Area: 1056 HX Base Yr 2020																							
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="font-size: 2em; color: blue;">BAS</span> </div>																							
<table border="1" style="width: 100%;"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>04/30/2024</td> <td></td> <td>MLU</td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				04/30/2024		MLU
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			04/30/2024		MLU																		

VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		20,343	
TOTAL MARKET OB/XF VALUE		7,000	
TOTAL LAND VALUE - MARKET		18,000	
TOTAL MARKET VALUE		45,343	
SOH/AGL Deduction		25,775	
ASSESSED VALUE		19,568	
TOTAL EXEMPTION VALUE	HX HB	19,568	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		45,343	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		44,376	
XFOB:1:1: CROW ID#GAFL1AB14053892			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
37272	M H	0	09/28/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1362/2716	6/22/2018	WD	Q	V	01	15,000
GRANTOR: DIANE R LEWIS						
GRANTEE: DEBRA MARTIN						
1115/2361	4/06/2007	QC	Q	I	01	12,500
GRANTOR: DAVID D ROBERTS						
GRANTEE: DIANE R LEWIS						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	9945	Well/Sept	0	100	0	1.00	UT	7,000.00	7,000.00	100	

TOTAL OB/XF											
7,000											

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W44 S24 E44 N24\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-1	100.00	400.00	1.00	LT	