LOT 119 & 120 UNIT 18 THREE RIVE
742-416, 792-76, 813-438, 814-13

KAPASAKIS ANTHONY/KAPASAKIS DOREEN
679 SW NEBRASKA TERR
FORT WHITE, FL 32038

2027

00-00-00-01111-000

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	13	LAM/VNLPLK 100
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
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 02

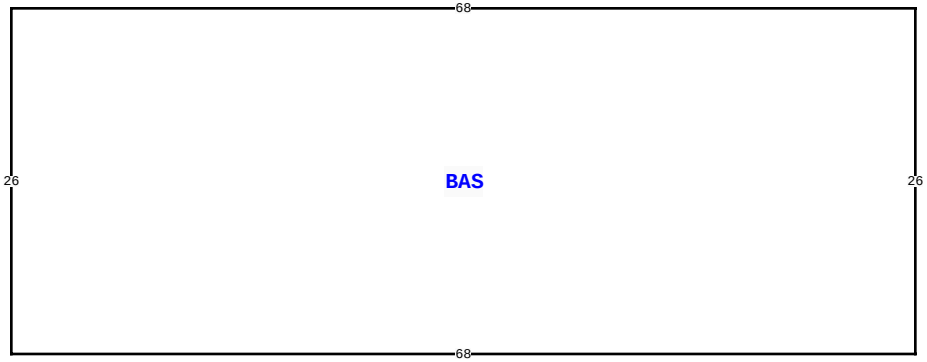
NEIGHBORHOOD/LOC 100000.18 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,768	100		1,768	127,182
TOTALS	1,768			1,768	127,182

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,768	119.0000	110.67	195,665	2001	2010	0	0	0	35.00	65.00

2 MANUF 1 100% - 2026 Heated Area: 1768 HX Base Yr 2026



679 SW NEBRASKA 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	0	0	1.00	UT	0.00	0.00	100	1988	1988	3	100	300	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2001	2001	3	100	1,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	400	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	700	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300	
7	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
8	0080	DECKING	0	100	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	

LAND DESCRIPTION

TOTAL OB/XF 10,900

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	200.00	400.00	2.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	48,000							

REVIEW DATE 07/11/2025 BY TP Total Acres: 1.84 Total Land Value: 48,000 Market: 0 Agricultural: 0 Common: 48,000 PRINTED 11/18/2026 BY SYS

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		127,182
TOTAL MARKET OB/XF VALUE		10,900
TOTAL LAND VALUE - MARKET		48,000
TOTAL MARKET VALUE		186,082
SOH/AGL Deduction		0
ASSESSED VALUE		186,082
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		134,671
TOTAL JUST VALUE		186,082
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		187,449

BLDG:1:1: ALLENDALE MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18769	M H	125	09/27/2001
10056	PUMP/UTPOL	30	08/09/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1536/208	3/19/2025	WD	Q	I	01	259,900
GRANTOR: DEPAULIS DONALD A REV						
GRANTEE: KAPASAKIS ANTHONY						
1499/1464	9/26/2023	WD	Q	I	01	105,000
GRANTOR: BARRS ROBERT W II						
GRANTEE: DEPAULIS DONALD A R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W68 S26 E68 N26$.