LOTS 153, 154 & 155 UNIT 18 THRE

LUCAS JOHN
570 SW NEBRASKA TER
FORT WHITE, FL 32038

2027

00-00-00-01133-000

BUILDING CHARACTERISTICS

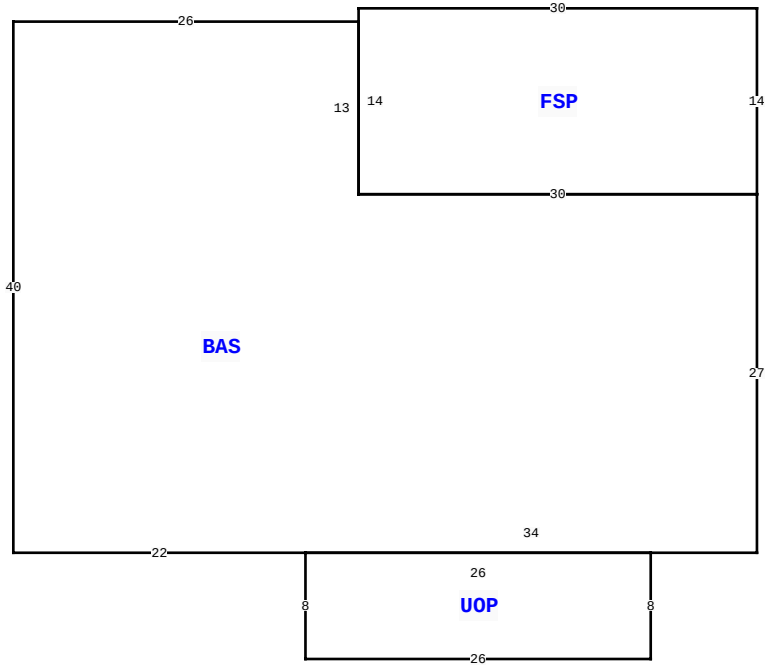
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	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	1,850	100		1,850	116,239
FSP	420	40		168	10,556
UOP	208	25		52	3,267
TOTALS	2,478			2,070	130,062

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	2,070	119.0000	114.24	236,477	1998	1998	0	0	0	45.00	55.00

2 MANUF 2 100% - 2021 Heated Area: 1850 HX Base Yr 2021



570 SW NEBRASKA 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	130,062
TOTAL MARKET OB/XF VALUE	20,250
TOTAL LAND VALUE - MARKET	72,000
TOTAL MARKET VALUE	222,312
SOH/AGL Deduction	87,109
ASSESSED VALUE	135,203
TOTAL EXEMPTION VALUE	HX HB VX VP 103,686
BASE TAXABLE VALUE	31,517
TOTAL JUST VALUE	222,312
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	223,667

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14618	M H	125	10/14/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1416/2524	8/07/2020	WD	Q	I	01	182,000
GRANTOR: JAMES B & DARLYNE E F						
GRANTEE: JOHN LUCAS						
0690/0231	4/30/1989	WD	Q	V		5,000
GRANTOR: ROBERTS DAVID						
GRANTEE: FORD JAMES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 N13 W26 S40 E22 UOP= S8 E26 N8 W26$ E34 N27 FSP= N14 W30 S14 E30$.

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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	2,000	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	400	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	800	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	800	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	600	
8	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	400	
9	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	700	
10	9910	RV SITE/RE	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2020	2020	3	100	1,150	

TOTAL OB/XF 15,050

LAND DESCRIPTION

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	0102	C	SFR/MH	100		A-1	0.00	0.00	2.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	48,000							
2	0000	C	VAC RES	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 01/11/2016 BY DF Total Acres: 2.76 Total Land Value: 72,000 Market: 0 Agricultural: 0 Common: 72,000 PRINTED 11/18/2026 BY SYS

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EXTRA FEATURES

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11	0214	GRN HOUSE	0	100	26	40	1,040.00	UT	5.00	5.00	100	2021	2020		100	5,200	

TOTAL OB/XF 5,200

LAND DESCRIPTION

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

REVIEW DATE 01/11/2016 BY DF — Total Acres: 2.76 — Total Land Value: 72,000 — Market: 0 — Agricultural: 0 — Common: 72,000 — PRINTED 11/18/2026 BY SYS