

LOT 21 UNIT 19 THREE RIVERS ESTA  
165-301, DC 1062-1569, WD 1062-1

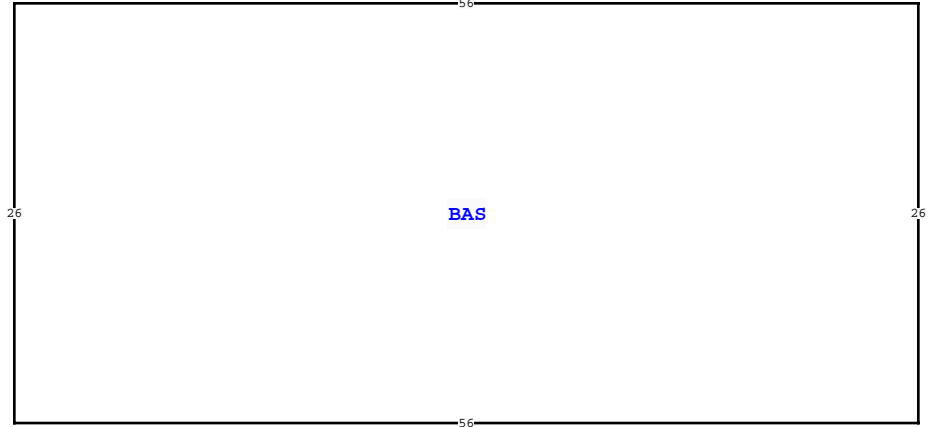
PECK MARJORIE C  
P O BOX 223  
FORT WHITE, FL 32038

**2026**

00-00-00-01169-021  
00-00-00-01169-021

| BUILDING CHARACTERISTICS |                        |
|--------------------------|------------------------|
| ELEMENT                  | CD                     |
| 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                 | 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         | 100000.19 1.00/        |
| AREA TYPE                | TOTAL GROSS AREA       |
| PCT OF BASE              | YEAR                   |
| TOT ADJ AREA             | SUBAREA MARKET VALUE   |
| BAS                      | 1,456 100 1,456 87,559 |
| TOTALS                   | 1,456 1,456 87,559     |

| MARKET ADJUSTMENTS |       |           |             |                   |                |      |                 |      |      |       |        |
|--------------------|-------|-----------|-------------|-------------------|----------------|------|-----------------|------|------|-------|--------|
| TYPE               | MDL   | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE    | REPL. COST NEW | AYB  | EYB             | ECON | FNCT | NORM  | % COND |
| 1                  | MANUF | 1         | 100% - 2009 |                   | 159,199        | 2005 | 2005            | 0    | 0    | 45.00 | 55.00  |
|                    |       |           |             | Heated Area: 1456 |                |      | HX Base Yr 2009 |      |      |       |        |



| COLUMBIA COUNTY PROPERTY  |  | PAGE 1 of 1  | 3 |
|---------------------------|--|--------------|---|
| VALUATION SUMMARY         |  |              |   |
| VALUATION BY              |  | STANDARD     |   |
| Tax Group: 3              |  | Tax Dist:    |   |
| BUILDING MARKET VALUE     |  | 87,559       |   |
| TOTAL MARKET OB/XF VALUE  |  | 7,200        |   |
| TOTAL LAND VALUE - MARKET |  | 24,000       |   |
| TOTAL MARKET VALUE        |  | 118,759      |   |
| SOH/AGL Deduction         |  | 63,771       |   |
| ASSESSED VALUE            |  | 54,988       |   |
| TOTAL EXEMPTION VALUE     |  | HX HB 29,988 |   |
| BASE TAXABLE VALUE        |  | 25,000       |   |
| TOTAL JUST VALUE          |  | 118,759      |   |
| NCON VALUE                |  | 0            |   |
| INCOME VALUE              |  |              |   |
| PREVIOUS YEAR MKT VALUE   |  | 110,942      |   |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED     |
|------------|-------------|-----|------------|
| 24894      | M H         | 311 | 08/22/2006 |
| 24660      | TR/TRAILER  | 50  | 06/23/2006 |

| SALES DATA                |            |           |     |     |        |            |
|---------------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number         | DATE       | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1159/2007                 | 10/01/2008 | WD        | Q   | V   | 03     | 35,000     |
| GRANTOR: LAUREN BRITT     |            |           |     |     |        |            |
| GRANTEE: MARJORIE C PECK  |            |           |     |     |        |            |
| 1159/2006                 | 10/01/2008 | WD        | Q   | V   |        | 35,000     |
| GRANTOR: ROBERT L WOOD JR |            |           |     |     |        |            |
| GRANTEE: LAUREN BRITT     |            |           |     |     |        |            |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|------|--------------|----------------------|
| BAS       | 1,456            | 100         |      | 1,456        | 87,559               |
| TOTALS    | 1,456            |             |      | 1,456        | 87,559               |

571 SW CENTRAL TER, FORT WHITE

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

| EXTRA FEATURES |            |             |         |     |   |       |    |       |                |           |         |             |   |        |                 |       |
|----------------|------------|-------------|---------|-----|---|-------|----|-------|----------------|-----------|---------|-------------|---|--------|-----------------|-------|
| L N            | 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              | 0296       | SHED METAL  | 0       | 100 | 0 | 0     |    |       | 0.00           | 100       | 2015    | 2015        | 3 | 100    | 100             |       |
| 2              | 0081       | DECKING WI  | 0       | 100 | 0 | 0     |    |       | 0.00           | 100       | 2015    | 2015        | 3 | 100    | 100             |       |
| 3              | 9945       | Well/Sept   | 0       | 100 | 0 | 0     |    |       | 7,000.00       | 100       |         |             | 3 | 100    | 7,000           |       |

| BUILDING NOTES |  |
|----------------|--|
|                |  |

| BUILDING DIMENSIONS     |  |
|-------------------------|--|
| BAS= W56 S26 E56 N26\$. |  |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             | TOTAL OB/XF |     |          |        |         |            |                |            |                             |      |         |      |     |    |        |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-------------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE   | D T | DPH 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 |     | 00       | 0.00  | 0.00  | 1.00        | LT          |     | 1.00     | 1.00   | 1.00    | 24,000.00  | 24,000.00      | 24,000     |                             |      |         |      |     |    |        |