

LOT 91 & 92 UNIT 19 THREE RIVERS
285-475, WD 1016-2123, WD 1186-2

BROWN DONNA JEAN
899 SW ILLINOIS ST
FORT WHITE, FL 32038

2026

00-00-00-01215-000
00-00-00-01215-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	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
BAS	1,188	100	
TOTALS	1,188		1,188

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% - 2019								
Heated Area: 1188						HX Base Yr 2019					
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS </div>											
TOTALS	1,188		1,188	72,416							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	72,416		
TOTAL MARKET OB/XF VALUE	7,300		
TOTAL LAND VALUE - MARKET	20,800		
TOTAL MARKET VALUE	100,516		
SOH/AGL Deduction	55,180		
ASSESSED VALUE	45,336		
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE	20,336		
TOTAL JUST VALUE	100,516		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	95,716		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22069	M H	354	07/13/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1367/1768	8/22/2018	WD Q	Q	I	01	52,000
GRANTOR: CHARLOTTE R HARROLD						
GRANTEE: DONNA JEAN BROWN						
1186/0266	12/14/2009	WD Q	Q	I	01	50,000
GRANTOR: JEFFREY W FAUNCE						
GRANTEE: CHARLOTTE R HARROLD						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE					
L	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	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	300	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

TOTAL OB/XF												7,300					
899 SW ILLINOIS ST, FORT WHITE																	
04/14/2026 MLU																	

BUILDING NOTES																	

BUILDING DIMENSIONS																	
BAS= W44 S27 E44 N27S.																	

LAND DESCRIPTION												TOTAL OB/XF						7,300						
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		A-1	0.00	0.00	2.00	LT		1.00	1.00	0.40	26,000.00	10,400.00	20,800							