LOTS 66, 67 & 68 UNIT 20 THREE R
727-386, 941-1143, QC 1147-1960,

BRADLEY RANDALL K/BRADLEY CHRISTIE L
759 SW PLEASANT TER
FORT WHITE, FL 32038

2027

00-00-00-01274-066

BUILDING CHARACTERISTICS

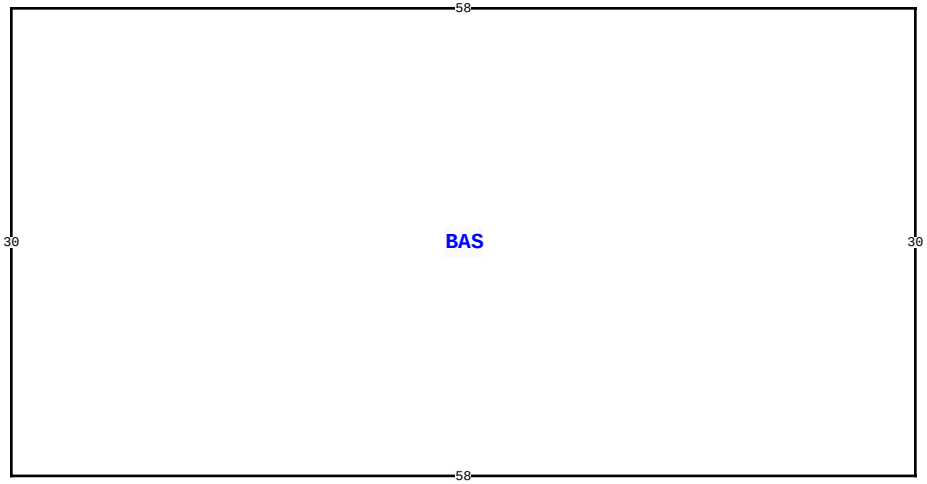
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	100000.20	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,740	100		1,740	176,076
TOTALS	1,740			1,740	176,076

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,740	117.0000	108.81	189,329	2021	2021	0	0	0	7.00	93.00

2 MANUF 1 100% - 2022 Heated Area: 1740 HX Base Yr 2021



759 SW PLEASANT TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
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	10	12	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
2	0070	CARPORT UF	0	100	10	12	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		176,076
TOTAL MARKET OB/XF VALUE		8,000
TOTAL LAND VALUE - MARKET		67,200
TOTAL MARKET VALUE		251,276
SOH/AGL Deduction		77,659
ASSESSED VALUE		173,617
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		122,206
TOTAL JUST VALUE		251,276
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		253,169

PERMIT NUM	DESCRIPTION	AMT	ISSUED
41267	M H		02/05/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1414/0520	6/15/2020	WD	Q	I	05	38,500
GRANTOR: KATHRYN E TERRY						
GRANTEE: RANDALL K & CHRISTI						
1311/1423	3/15/2016	WD	U	I	12	24,500
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: KATHRYN E TERRY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=-65,-13] E58 S30 W58 N30 $
.

LAND DESCRIPTION

TOTAL OB/XF 8,000

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	0.90	24,000.00	21,600.00	43,200							
2	0000	C	VAC RES	100		A-1	100.00	400.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 03/19/2021 BY RP Total Acres: 2.75 Total Land Value: 67,200 Market: 0 Agricultural: 0 Common: 67,200 PRINTED 11/17/2026 BY SYS