LOTS 98, 99 & 100 UNIT 21 THREE
652-336, 860-888, 862-2400, 891-

LEONARD KIMBERLY
4951 NW 6TH ST
COCONUT CREEK, FL 33063-4643

2026

00-00-00-01358-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

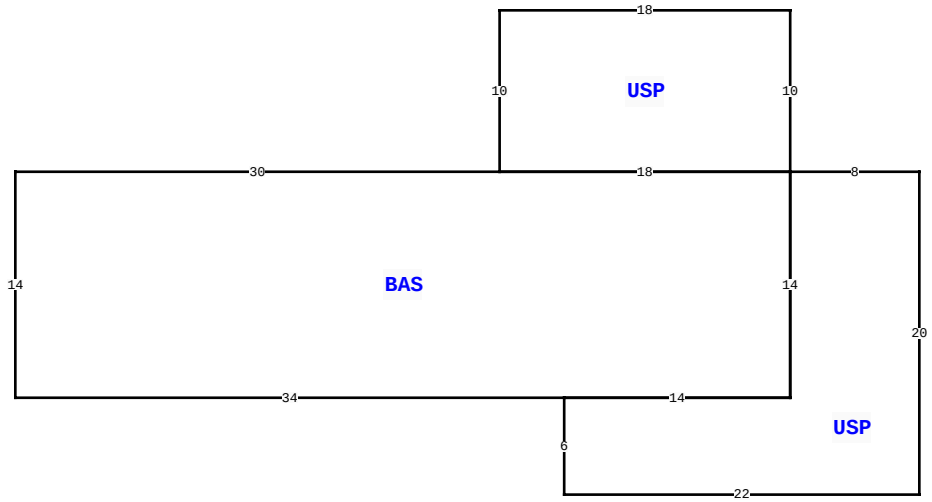
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 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	100000.21	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	16,128
USP	180	35		63	1,512
USP	244	35		85	2,040
TOTALS	1,096			820	19,680

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	820	100.0000	60.00	49,200	1987	1995	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 672 HX Base Yr



519 SW TRENTON TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/30/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	19,680
TOTAL MARKET OB/XF VALUE	21,160
TOTAL LAND VALUE - MARKET	54,000
TOTAL MARKET VALUE	94,840
SOH/AGL Deduction	16,779
ASSESSED VALUE	78,061
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	78,061
TOTAL JUST VALUE	94,840
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	94,840

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1426/2731	12/07/2020	PB	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: LEONARD KIMBERLY						
1092/1232	8/07/2006	WD	Q	I		109,500
GRANTOR: GARY ORTNER						
GRANTEE: RICHARD & SHARON DA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S14 E34 USP= S6 E22N20 W8 S14 W14$ E14 N14 USP= N10 W18 S10 E18$ W18$.

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	0030	BARN,MT	0	0	24	40	960.00	UT	14.00	14.00	75	1993	1993	3	75	10,080	
2	0120	CLFENCE 4	0	0	21	10	210.00	UT	13.00	13.00	100	2006	2006	3	100	2,730	
3	0252	LEAN-TO W/	0	0	18	30	540.00	UT	2.50	2.50	100	2006	2006	3	100	1,350	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 21,160

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	0		A-1	200.00	400.00	2.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	36,000							
2	0000	C	VAC RES	0		A-1	100.00	400.00	1.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 01/29/2016 BY DF Total Acres: 2.75 Total Land Value: 54,000 Market: 0 Agricultural: 0 Common: 54,000 PRINTED 03/27/2026 BY SYS