

LOT 128 UNIT 21 THREE RIVERS EST
741-1265, 762-1731, 762-1731, 76

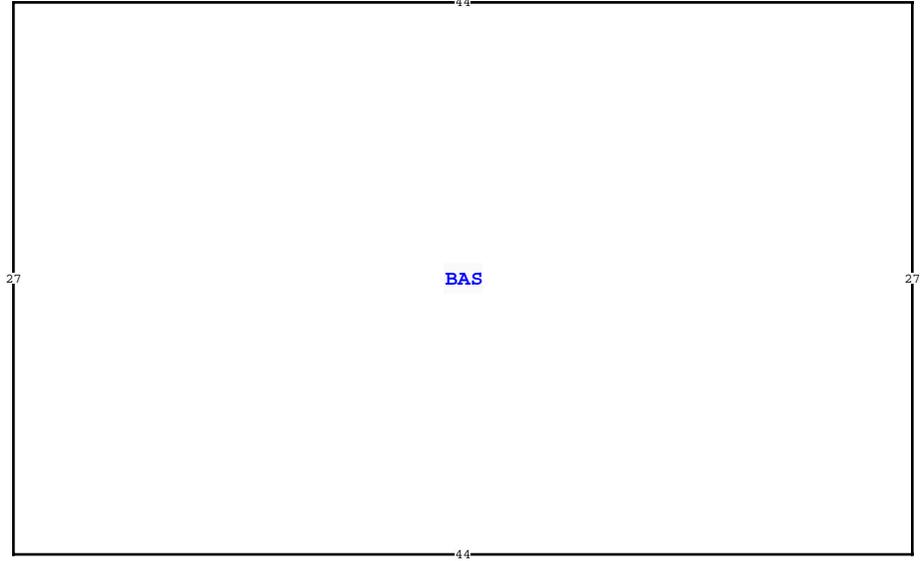
BASS ROBERT JAMES/BASS SAMANTHA JOANNE
2425 SW NEWARK DR
FORT WHITE, FL 32038

2026

00-00-00-01372-128

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	01	01	100
Kitchen Adjus	01	01	100
Quality	04	04	
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
BAS	1,188	100	
TOTALS	1,188		1,188
			25,547

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	2019								
				Heated Area: 1188			HX Base Yr 2019				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			25,547
TOTAL MARKET OB/XF VALUE			7,400
TOTAL LAND VALUE - MARKET			17,000
TOTAL MARKET VALUE			49,947
SOH/AGL Deduction			14,557
ASSESSED VALUE			35,390
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE			10,390
TOTAL JUST VALUE			49,947
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			49,947

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20988	M H	125	08/18/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1375/1532	12/27/2018	WD	U	I	11	100
GRANTOR: ROCKY D & LISA FORD (
GRANTEE: ROBERT JAMES & SAMA						
1124/2217	6/08/2007	QC	Q	I	01	100
GRANTOR: KELLY R & WILLIAM D B						
GRANTEE: ROCKY D & LISA B FO						

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W44 S27 E44 N27S.	

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	0081	DECKING WI	0	100	0	0			0.00	100	2016	2016	3	100	400	
2	9945	Well/Sept	0	100	0	0			7,000.00	100			3	100	7,000	

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.85	20,000.00	17,000.00	17,000							