

LOT 139 UNIT 21 THREE RIVERS EST  
648-195, 703-276, 713-254, 868-1

PEARCE BEMORY L/PEARCE EUGINIA W  
2177 SW NEWARK DR  
FORT WHITE, FL 32038

**2026**

00-00-00-01377-000  
VALUATION SUMMARY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	01	FLAT	100
Roof Cover	01	MINIMUM	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	02	WINDOW	100
Heating Type	03	FORCED AIR	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architactual	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	03	03	
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	720	100	
UOP	100	25	
UOP	250	25	
TOTALS	1,070		807

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%	- 2000	40.29	32,514	1968	1968	0	0	60.00	40.00
				Heated Area: 720			HX Base Yr 2000				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			13,006
TOTAL MARKET OB/XF VALUE			7,100
TOTAL LAND VALUE - MARKET			20,000
TOTAL MARKET VALUE			40,106
SOH/AGL Deduction			23,522
ASSESSED VALUE			16,584
TOTAL EXEMPTION VALUE	HX HB WX SX	16,584	
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			40,106
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			40,106

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18464	M H	125	06/29/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0868/1823	11/04/1998	WD	Q	V		15,875
GRANTOR: POPE						
GRANTEE: PEARCE						
0713/0254	3/06/1990	WD	U	V		1,900
GRANTOR: REHBERG W J						
GRANTEE: WALTER PHILLIP POPE						

EXTRA FEATURES		2177 SW NEWARK DR, FORT WHITE	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0296	SHED METAL	0.00
2	9945	Well/Sept	7,000.00

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

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W17 UOP= N10 W10 S10 E10\$ W43 S12 UOP= S10 E25 N10W25\$ E60 N12\$.											

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	100.00	400.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							