LOT 141 UNIT 21 THREE RIVERS EST
PB 880-1150 THRU 1157, 911-1793,

LANGFORD HERSHEL A/LANGFORD EDITH C
P O BOX 251
FORT WHITE, FL 32038-0251

2026

00-00-00-01379-000

BUILDING CHARACTERISTICS

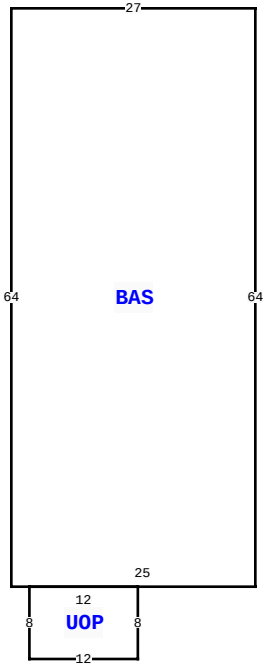
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	100000.21	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100		1,728	103,546
UOP	96	25		24	1,438
TOTALS	1,824			1,752	104,984

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,752	115.9000	108.95	190,880	1990	1990	0	0	0	45.00	55.00

1 MANUF 1 100% - 2002 Heated Area: 1728 HX Base Yr 2002



2133 SW NEWARK DR, FORT WHITE

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		104,984
TOTAL MARKET OB/XF VALUE		8,200
TOTAL LAND VALUE - MARKET		26,000
TOTAL MARKET VALUE		139,184
SOH/AGL Deduction		96,771
ASSESSED VALUE		42,413
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		17,413
TOTAL JUST VALUE		139,184
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		133,184

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0940/2183	11/27/2001	WD	Q	I		53,000
GRANTOR: HARRY DICKS						
GRANTEE: HERSHEL A & EDITH L						
0925/1846	4/30/2001	WD	Q	V	06	13,000
GRANTOR: J L DICKS						
GRANTEE: HARRY DICKS (BROTHE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 S64 E2 UOP= S8 E12 N8 W12$ E25 N64$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 8,200

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	100.00	400.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000							

REVIEW DATE 02/05/2016 BY DF Total Acres: 0.92 Total Land Value: 26,000 Market: 0 Agricultural: 0 Common: 26,000 PRINTED 06/19/2026 BY SYS