

LOTS 149 & 150 UNIT 21 THREE RIV
417-659, 877-1517, 880-54, 917-9

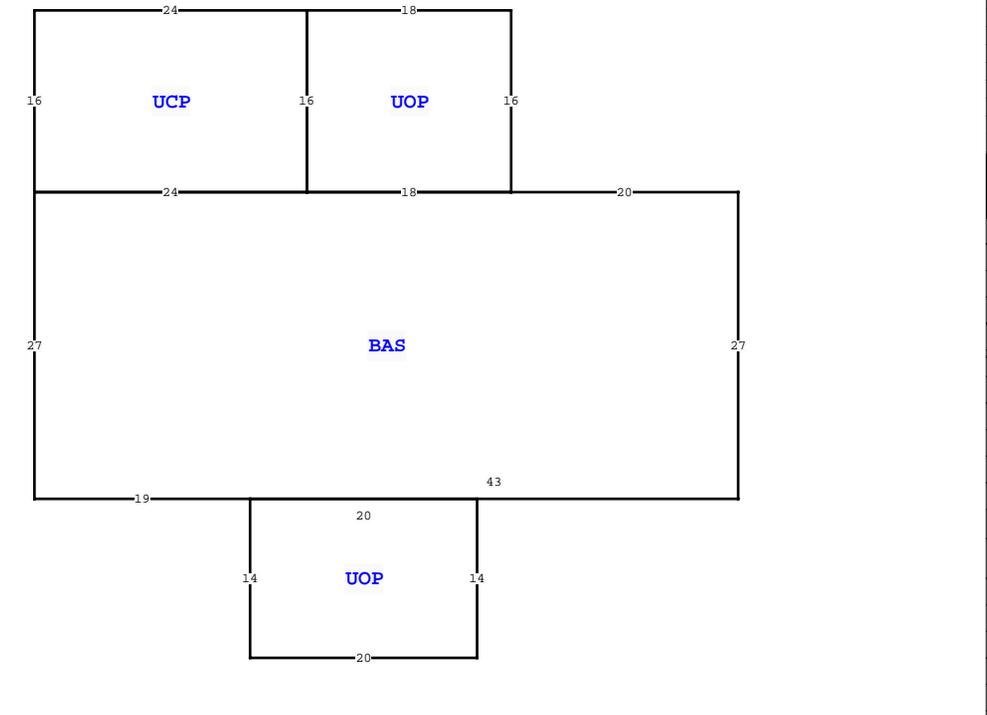
GIBSON KIM/GIBSON ROGER A JR
1965 SW NEWARK FR
FORT WHITE, FL 32038

2026

00-00-00-01384-000

BUILDING CHARACTERISTICS	
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 Floor	14 CARPET 90
Interior Floor	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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,893	117.9000	110.83	209,801	1998	1998	0	0	45.00	55.00		
1 MANUF 1 0% - 2025 Heated Area: 1674 HX Base Yr													



Quality	05 05				
DOR CODE	0202 MOBILE HOME/M 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	1,674	100		1,674	102,041
UCP	384	20		77	4,694
UOP	280	25		70	4,267
UOP	288	25		72	4,389
TOTALS	2,626			1,893	115,391

1965 SW NEWARK DR, FORT WHITE

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

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	0210	GARAGE U	0	0	40	72	2,880.00	UT	8.00	8.00	100	1999	1999	3	100	23,040	
2	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	400	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

TOTAL OB/XF 33,440

LAND DESCRIPTION																								
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	0		A-1	200.00	400.00	2.00	LT		1.00	1.00	0.90	20,000.00	18,000.00	36,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 2	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	169,508			
TOTAL MARKET OB/XF VALUE	33,440			
TOTAL LAND VALUE - MARKET	36,000			
TOTAL MARKET VALUE	238,948			
SOH/AGL Deduction	0			
ASSESSED VALUE	238,948			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	238,948			
TOTAL JUST VALUE	238,948			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	242,496			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28779	M H	371	08/06/2010
15460	M H	125	05/03/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1358/2662	5/01/2018	WD U	I	11		100
GRANTOR: PHYLLIS A HAMMER						
GRANTEE: KIM GIBSON & ROGER						
1286/0533	12/04/2014	WD U	I	14		100
GRANTOR: PHYLLIS A HAMMER (LIF						
GRANTEE: KIM GIBSON (REMAIND						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W20 UOP= N16 W18 S16 E18\$ W18 UCP= N16 W24 S16 E24\$ W24 S27 E19 UOP= S14 E20 N14 W20\$ E43 N27\$.													

