

LOTS 15, 16 & 17, UNIT 22 THREE  
740-1581, 800-832, 815-20, 852-1

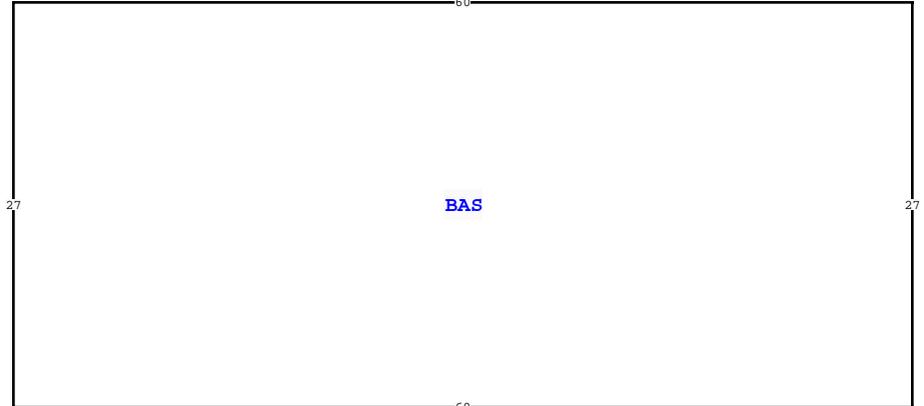
SPRING STEVEN JOHN  
784 SW DRAKE PL  
FT WHITE, FL 32038

**2026**

00-00-00-01397-016

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	13 LAM/VNLPLK 80
Interior Floor	14 CARPET 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectural	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	
0202	02	1,620	118.8000	117.61	190,528	2002	2002	0	0	45.00	55.00	
1 MANUF 2		100% - 2022		Heated Area: 1620				HX Base Yr 2022				



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	100000.22 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	104,790
TOTALS	1,620			1,620	104,790

784 SW DRAKE PL, FORT WHITE

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

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	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2003	2003	3	100	1,200	
2	0296	SHED METAL	0	100	24	60	UT	10.00	10.00	100	2015	2015	3	100	14,400	
3	0261	PRCH, UOP	0	100	0	0	UT	0.00	0.00	100	2016	2016	3	100	1,200	
4	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	104,790		
TOTAL MARKET OB/XF VALUE	23,800		
TOTAL LAND VALUE - MARKET	48,600		
TOTAL MARKET VALUE	177,190		
SOH/AGL Deduction	33,356		
ASSESSED VALUE	143,834		
TOTAL EXEMPTION VALUE	51,411		
BASE TAXABLE VALUE	92,423		
TOTAL JUST VALUE	177,190		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	177,190		
SALE:4:1: LOT 16 UNIT 22, THREE RIVERS			
SALE:3:1: REPO			
SALE:2:1: LOT 16			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
53704	Electrical Servic		07/29/2025
000053704	Electrical Servic		07/29/2025
20378	M H	125	02/03/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1415/0605	7/14/2020	WD	U	I	19	148,500
GRANTOR: JEAN ROGERS PR FOR PA						
GRANTEE: STEVEN JOHN SPRING						
1315/0032	5/10/2016	WD	Q	I	01	81,000
GRANTOR: CHARLES F STEEN JR &						
GRANTEE: PATRICIA R DOUGHTY						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W60 S27 E60 N27S.

LAND DESCRIPTION																								
TOTAL OB/XF 23,800																								
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	2.00	LT		1.00	1.00	0.90	18,000.00	16,200.00	32,400							
2	0000	C	VAC RES	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.90	18,000.00	16,200.00	16,200							