

LOT 21 THREE RIVERS ESTATES UNIT  
739-959, DC 1391-320, QC 1391-32

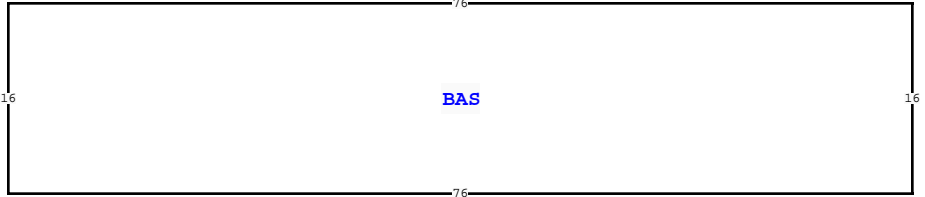
PALMER BRENDA LYNN  
210 SW MONTANA ST  
FORT WHITE, FL 32038

**2026**

00-00-00-01397-021

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architactual	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	1,216	112.9000	106.13	129,054	2000	2000	0	0	45.00	55.00		
1 MANUF 1 100% - 2024 Heated Area: 1216 HX Base Yr 2024													



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				70,980	
TOTAL MARKET OB/XF VALUE				7,800	
TOTAL LAND VALUE - MARKET				26,000	
TOTAL MARKET VALUE				104,780	
SOH/AGL Deduction				5,982	
ASSESSED VALUE				98,798	
TOTAL EXEMPTION VALUE				HX HB DX 56,411	
BASE TAXABLE VALUE				42,387	
TOTAL JUST VALUE				104,780	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				98,780	

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
BAS	1,216	100
TOTALS	1,216	70,980

210 SW MONTANA ST, FORT WHITE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20603	M H	125	04/14/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1492/1022	6/08/2023	QC	U	I	11	0
GRANTOR: DOWNEY DANIEL A						
GRANTEE: PALMER BRENDA LYNN						
1391/0321	8/08/2019	QC	U	I	11	100
GRANTOR: JOHN SIMMONS						
GRANTEE: DANIEL A DOWNEY						

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	0140	CLFENCE	6	0	100	0	0	1.00	UT 0.00	100	2016	2016	3	100	800	
2	9945	Well/Sept	0	100	0	0	0	1.00	UT 7,000.00	100			3	100	7,000	

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W76 S16 E76 N16\$.	

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	1.00	26,000.00	26,000.00	26,000							