

LOTS 27 & 28 UNIT 22 THREE RIVER
812-1420, 832-1453, WD 1052-797,

WHITE CLIFFORD M/CLARK-WHITE AMY R
1227 16TH STREET NORTH
JACKSONVILLE, FL 32250

2026

00-00-00-01401-000
00-00-00-01401-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	100000.22	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	2023
TOTALS	1,512		1,512
			157,996

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2020	02	1,512	113.5000	112.36	169,888	2021	2021	0	0	7.00	93.00	
1 MANUF 2 0% - 2023 Heated Area: 1512 HX Base Yr												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE												
AG DATE												

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		157,996	
TOTAL MARKET OB/XF VALUE		7,000	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		204,996	
SOH/AGL Deduction		0	
ASSESSED VALUE		204,996	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		204,996	
TOTAL JUST VALUE		204,996	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		208,394	
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043372	Mobile Home		12/13/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1438/549	5/20/2021	WD Q	V		01	36,500
GRANTOR: CURRAN JEAN M						
GRANTEE: WHITE CLIFFORD M						
1052/0797	7/05/2005	WD Q	V			30,000
GRANTOR: LAMPE						
GRANTEE: CURRAN						

EXTRA FEATURES		925 SW NEWARK DR, FORT WHITE															
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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2023	2022		100	7,000	

TOTAL OB/XF													7,000					

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=18,11] E56 S27 W56 N27 \$												

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	0.00	0.00	2.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	40,000							

TOTAL OB/XF													7,000											