

LOT 16 BLOCK 6 UNIT 23 THREE RIV
808-1330, WD 1037-1138, WD 1039-

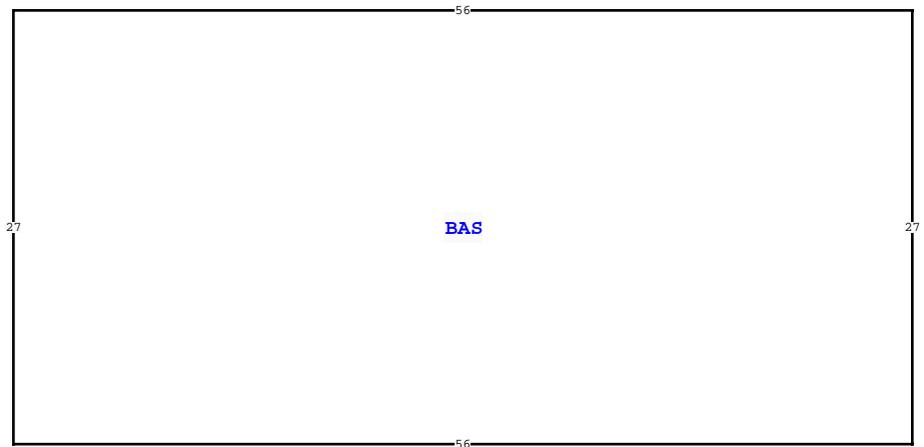
WILLIAMS LEANNE J
230 SW TEXAS LN
FORT WHITE, FL 32038-7950

2026

00-00-00-01438-316

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 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
Architactual Units	01	CONV 100 0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0201	02	1,512	113.9000	107.07	161,890	2011	2010		0	0	35.00	65.00		
1 MANUF 1 100% - 2011 Heated Area: 1512 HX Base Yr 2011														



Quality	05	05			
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	100000.23 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	105,229
TOTALS	1,512			1,512	105,228

230 SW TEXAS LN, FORT WHITE

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

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	0081	DECKING WI	0	100	0	0		1.00	0.00	100	2016	2016	3	100	200	
2	0296	SHED METAL	0	100	0	0		1.00	0.00	100	2016	2016	3	100	300	
3	9945	Well/Sept	0	100	0	0		1.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			105,228	
TOTAL MARKET OB/XF VALUE			7,500	
TOTAL LAND VALUE - MARKET			24,000	
TOTAL MARKET VALUE			136,728	
SOH/AGL Deduction			71,693	
ASSESSED VALUE			65,035	
TOTAL EXEMPTION VALUE			40,035	
BASE TAXABLE VALUE			25,000	
TOTAL JUST VALUE			136,728	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			135,585	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052265	Roof Replacement	5,920	02/06/2025
000051031	Electrical Servic	0	10/11/2024
28748	M H	445	07/23/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1196/1872	6/18/2010	WD	Q	V	03	12,500
GRANTOR: BERNARDO F & MARIA S						
GRANTEE: LEANNE J WILLIAMS						
1041/2421	3/28/2005	WD	Q	V		19,000
GRANTOR: J L DICKS						
GRANTEE: BERNARDO F & MARIA						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W56 S27 E56 N27\$.	

LAND DESCRIPTION										TOTAL OB/XF										7,500				
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	100.00	400.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							