

LOT 25 BLOCK 6 UNIT 23 THREE RIV
798-2108, WD 1286-1753, QC 1419-

GRAY BARBARA ELAINE/BRIDGES MICHAEL RALPH JR
263 SW DRAKE PL
FORT WHITE, FL 32038

2026

00-00-00-01438-325
000046258

| 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 | | 2 | 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 | 100000.23 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 728 | 100 | 2024 |
| TOTALS | 728 | | 728 |
| | | | 74,676 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|---|-------|-----------|-------------|----------------|----------------|-----------------|-----|------|------|------|--------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 2 | MANUF | 1 | 50% | - | 2025 | | | | | | | |
| Heated Area: 728 | | | | | | HX Base Yr 2025 | | | | | | |
| <div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <div style="position: absolute; top: 0; left: 0; right: 0; border-bottom: 1px solid black;">56</div> <div style="position: absolute; bottom: 0; left: 0; right: 0; border-top: 1px solid black;">56</div> <div style="position: absolute; left: 0; top: 0; bottom: 0; border-right: 1px solid black;">13</div> <div style="position: absolute; right: 0; top: 0; bottom: 0; border-left: 1px solid black;">13</div> <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue;"> <p>BAS 2024</p> </div> </div> | | | | | | | | | | | | |
| 263 SW DRAKE PL, FORT WHITE | | | | | | | | | | | | |
| BLD DATE | | | LGL DATE | | | 04/14/2026 | | | MLU | | | |
| XF DATE | | | LAND DATE | | | | | | | | | |
| INC DATE | | | AG DATE | | | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 3 |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 74,676 |
| TOTAL MARKET OB/XF VALUE | | | 13,995 |
| TOTAL LAND VALUE - MARKET | | | 21,600 |
| TOTAL MARKET VALUE | | | 110,271 |
| SOH/AGL Deduction | | | 890 |
| ASSESSED VALUE | | | 109,381 |
| TOTAL EXEMPTION VALUE | HA HAB | 29,246 | |
| BASE TAXABLE VALUE | | | 80,135 |
| TOTAL JUST VALUE | | | 110,271 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 105,641 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 000046258 | Mobile Home | | 01/12/2023 |

| SALES DATA | | | | | | |
|------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1457/1871 | 12/07/2021 | WD | U | I | 11 | 100 |
| GRANTOR: GRAY BARBARA ELAINE | | | | | | |
| GRANTEE: BRIDGES MICHAEL RAL | | | | | | |
| 1454/1632 | 12/07/2021 | WD | U | I | 11 | 100 |
| GRANTOR: GRAY BARBARA ELAINE | | | | | | |
| GRANTEE: BRIDES MICHAEL RALP | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | | |
|----------------|------------|-------------|-----|-----|---|---|-------|----|----------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD | CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1 | 0294 | SHED WOOD/ | 0 | 50 | 0 | 0 | 1.00 | UT | 6,995.00 | 6,995.00 | 100 | 2024 |
| 2 | 9945 | Well/Sept | 0 | 50 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | 2024 |

| YEAR ACTUAL | Q | % COND | OB/XF MKT VALUE | NOTES |
|-------------|---|--------|-----------------|-------|
| 2023 | | 100 | 6,995 | |
| 2023 | | 100 | 7,000 | |

| BUILDING NOTES | | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|
| | | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2024;ORIG=6,-1] E56 S13 W56 N13 \$ | | | | | | | | | | | | |

| 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 | 50 | | A-1 | 252.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 0.90 | 24,000.00 | 21,600.00 | 21,600 | | | | | | | | |