THE E 659.35 FT OF W1/2 OF NW1/4
1948.60 FT. (AKA PRCL 3-C)

CABRERA ROGELIO/CABRERA ANA MARIA
175 SW MOUNT HOPE DR
FORT WHITE, FL 32038

2027

04-7S-16-04131-003

BUILDING CHARACTERISTICS

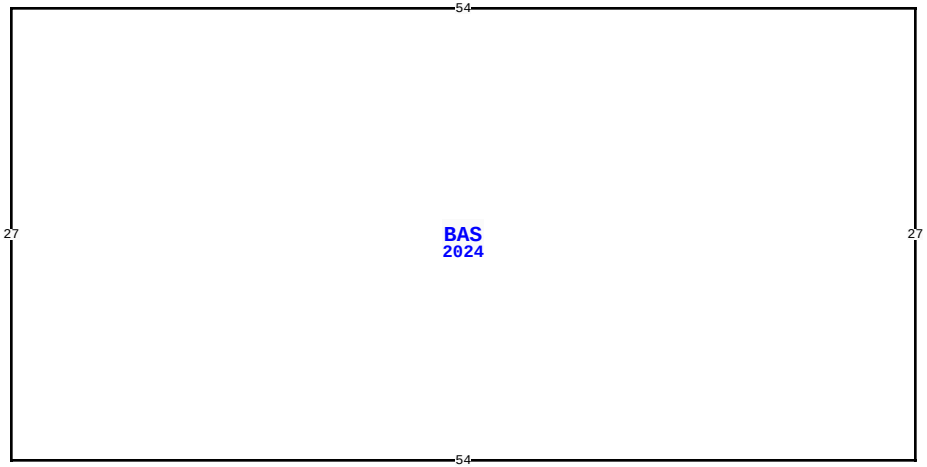
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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	16.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,458	100	2024	1,458	159,844
TOTALS	1,458			1,458	159,844

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0203	02	1,458	113.0000	111.87	163,106	2024	2024	0	0	0	2.00	98.00

1 MANUF 3 100% - 2024 Heated Area: 1458 HX Base Yr 2024



175 SW MOUNT HOPE DR, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	0060	CARPORT F	0	100	50	24	1,200.00	UT	8.00	8.00	100	0	0	3	100	9,600	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	200.00	200.00	100	2024	2023		100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		159,844
TOTAL MARKET OB/XF VALUE		16,800
TOTAL LAND VALUE - MARKET		110,000
TOTAL MARKET VALUE		286,644
SOH/AGL Deduction		192,147
ASSESSED VALUE		94,497
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		43,086
TOTAL JUST VALUE		286,644
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		288,259

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048511	Mobile Home		10/27/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1497/1313	7/28/2023	WD	Q	I	01	162,000
GRANTOR: ARNOLD RANDY C						
GRANTEE: CABRERA ROGELIO						
1328/2365	12/29/2016	WD	Q	V	01	49,000
GRANTOR: DAVID EDWIN ATKIN						
GRANTEE: RANDY C ARNOLD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=15,12] E54 S27 W54 N27 $

.

LAND DESCRIPTION

TOTAL OB/XF 16,800

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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					10.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,000							

REVIEW DATE 12/15/2023 BY JB Total Acres: 10.00 Total Land Value: 110,000 Market: 0 Agricultural: 0 Common: 110,000 PRINTED 11/17/2026 BY SYS