

COMM NW COR, RUN S 1759.92 FT, E
 POB, RUN E ALONG S R/W BEAR DEN
 FT, S 526 FT, W 414.94 FT, N 528

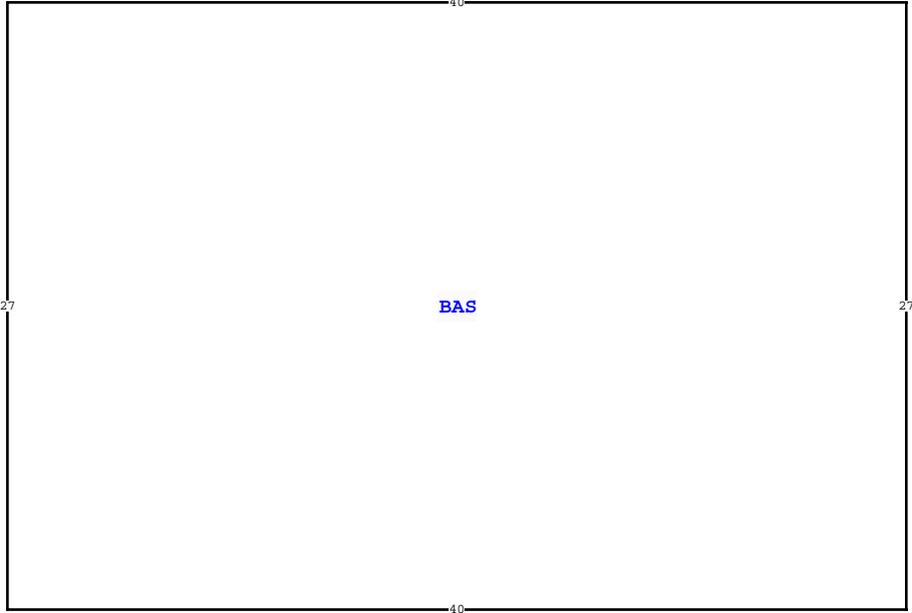
PARHAM KIMBERLY
 172 SW BEAR LN
 FORT WHITE, FL 32038

2026

12-7S-16-04184-006


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	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
Architectual	01	CONV	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	12716.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,080	100	
TOTALS	1,080		1,080
			73,329

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
20201	02	1,080	128.5900	123.45	133,326	1995	1995	0	0	45.00	55.00
1 MANUF 1 0% - 2023 Heated Area: 1080 HX Base Yr											



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				73,329		
TOTAL MARKET OB/XF VALUE				15,950		
TOTAL LAND VALUE - MARKET				65,130		
TOTAL MARKET VALUE				154,409		
SOH/AGL Deduction				2,777		
ASSESSED VALUE				151,632		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				151,632		
TOTAL JUST VALUE				154,409		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				137,847		
SALE:2:1: WL/2 LOT 1 GLENN ACRES UNIT 1						
SALE:1:1: DW MH INCL IN SALE						
XFOB:1:1: WESTFIELD M H						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
36098	GARAGE	133	12/14/2017			
9642	M H	125	04/25/1995			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1470/353	6/29/2022	LE	U	I	14	100
GRANTOR: PARHAM KIMBERLY IRENE						
GRANTEE: PARHAM TERENCE DEAN						
1403/1867	1/15/2020	WD	Q	I	01	120,000
GRANTOR: THOMAS E & PATRICA A						
GRANTEE: KIMBERLY PARHAM						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W40 S27 E40 N27\$.						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0296	SHED METAL	0	0	8	10	80.00	UT	5.00	5.00	100
2	0294	SHED WOOD/	0	0	16	24	384.00	UT	7.50	7.50	100
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100
4	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100
6	0060	CARPORT F	0	0	44	40	1,760.00	UT	3.50	3.50	75
TOTALS											
172 SW BEAR LN, FORT WHITE											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
05/06/2026 MLU											

LAND DESCRIPTION												TOTAL OB/XF												15,950
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	0		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							