COMM NE COR, RUN W 843.78 FT,
S 42.93 FT FOR POB, RUN S
627.45 FT, W 129.96 FT, N

BOWERS EVERT/BOWERS JOAN E
3252 SW CR 778
FORT WHITE, FL 32038

2026

13-7S-16-04193-011

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

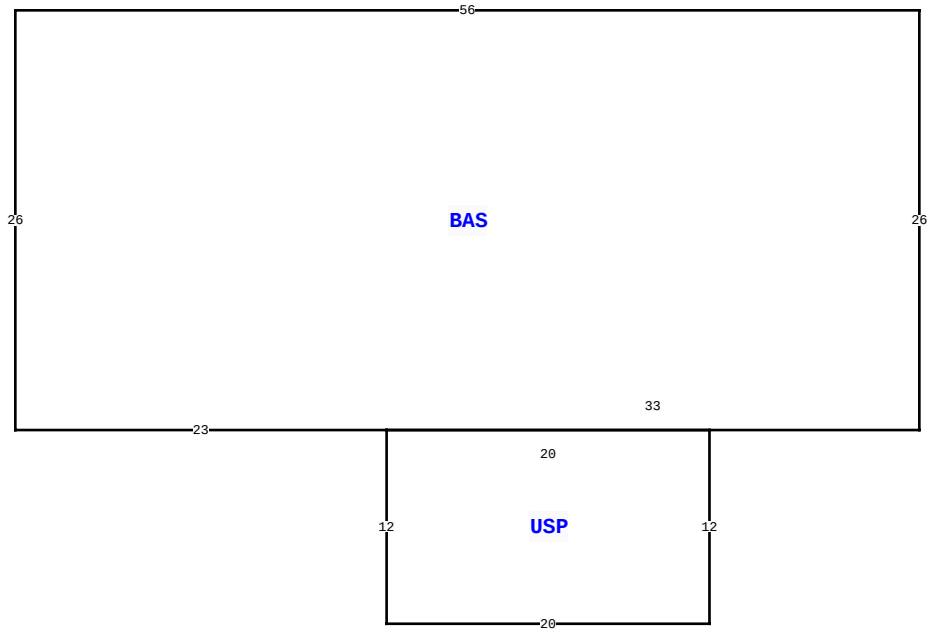
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	13716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	115,415
USP	240	35		84	6,659
TOTALS	1,696			1,540	122,074

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,540	106.7400	100.34	154,524	2015	2015	0	0	0	21.00	79.00

1 MANUF 1 100% - 1997 Heated Area: 1456 HX Base Yr 1997



3252 SW COUNTY ROAD 778 , FORT WHITE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		122,074
TOTAL MARKET OB/XF VALUE		9,305
TOTAL LAND VALUE - MARKET		29,920
TOTAL MARKET VALUE		161,299
SOH/AGL Deduction		82,548
ASSESSED VALUE		78,751
TOTAL EXEMPTION VALUE	HX HB DX	56,411
BASE TAXABLE VALUE		22,340
TOTAL JUST VALUE		161,299
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		162,195

SALE:3:1: 1.87 AC FINANCING

SALE:2:1: REPO

XFOB:1:1: CATALINA M H

SALE:1:1: 1983 CATALINA MH INCL

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1189/0691	2/12/2010	WD	U	I	11	100
GRANTOR: EVERT BOWERS & JOAN E						
GRANTEE: EVERT BOWERS & JOAN						
0829/0389	9/20/1996	WD	Q	I		24,900
GRANTOR: STEWART						
GRANTEE: BOWERS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S26 E23 USP= S12 E20 N12 W20$ E33 N26$.

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	0166	CONC,PAVMT	0	100	0	0	175.00	UT	1.00	1.00	100	1995	1995	3	100	175	
2	0294	SHED WOOD/	0	100	11	14	154.00	UT	7.50	7.50	100	1993	1993	3	100	1,155	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	10	15	150.00	UT	7.50	7.50	60	1993	1993	3	60	675	
5	0296	SHED METAL	0	100	10	10	100.00	UT	5.00	5.00	60	1993	1993	3	60	300	

LAND DESCRIPTION

TOTAL OB/XF 9,305

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		A-1	0.00	0.00	1.87	AC		1.00	1.00	1.00	16,000.00	16,000.00	29,920							

REVIEW DATE 07/01/2015 BY TW Total Acres: 1.87 Total Land Value: 29,920 Market: 0 Agricultural: 0 Common: 29,920 PRINTED 06/08/2026 BY SYS