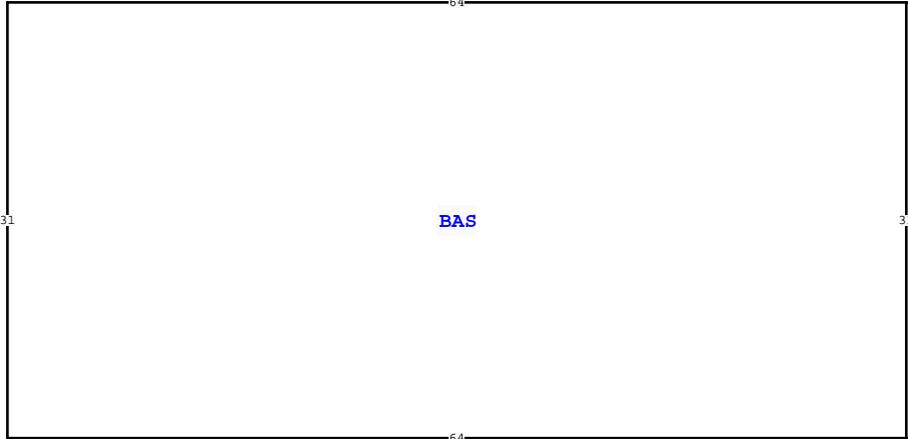


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	12 HARDWOOD 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Units	0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0203	02	1,984	119.0000	124.95	247,901	2021	2020	0	0	9.00	91.00		
1 MANUF 3		100% - 2021		Heated Area: 1984				HX Base Yr 2021					



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	16616.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,984	100		1,984	225,590
TOTALS	1,984			1,984	225,590

1851 SW CENTERVILLE AVE, FORT WHITE

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	0210	GARAGE U	0 100	20	36	1.00	UT	8,500.00	8,500.00	100	2021	2020		100	8,500	
2	0261	PRCH, UOP	0 100	0	0	1.00	UT	500.00	500.00	100	2021	2020		100	500	

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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.85	55,000.00	46,750.00	46,750							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	225,590		
TOTAL MARKET OB/XF VALUE	9,000		
TOTAL LAND VALUE - MARKET	46,750		
TOTAL MARKET VALUE	281,340		
SOH/AGL Deduction	180,956		
ASSESSED VALUE	100,384		
TOTAL EXEMPTION VALUE	51,411		
BASE TAXABLE VALUE	48,973		
TOTAL JUST VALUE	281,340		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	281,906		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050037	Roof Replacement	13,300	06/04/2024
40438	STORAGE	0	08/24/2020
40215	M H	0	07/24/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1536/1886	3/27/2025	LE U		I	14	100
GRANTOR: CLARK JERRY R JR (ENH)						
GRANTEE: GUADARRAMA MICHELLE						
1536/1884	3/27/2025	WD U		I	11	100
GRANTOR: CLARK JERRY R JR AKA						
GRANTEE: CLARK JERRY R JR						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W64 S31 E64 N31\$.	