

COMM INTER OF N R/W OF SARAH LEI  
 CNTY GRADED RD, NW 25 FT FOR POB  
 FT TO CURVE, ALONG CURVE 70.25 F

BOWLES LINDSEY RENEE  
 125 SW JENSEN LN  
 FORT WHITE, FL 32038-4515

**2026**

18-6S-16-03865-002

| BUILDING CHARACTERISTICS |                  | CONSTRUCTION |         |
|--------------------------|------------------|--------------|---------|
| ELEMENT                  | CD               |              |         |
| Exterior Wall            | 31               | VINYL SID    | 100     |
| Roof Structur            | 03               | GABLE/HIP    | 100     |
| Roof Cover               | 03               | COMP SHNGL   | 100     |
| Interior Wall            | 05               | DRYWALL      | 100     |
| Interior Floor           | 14               | CARPET       | 90      |
| Interior Floor           | 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     |
| Architectural Units      | 01               | CONV         | 100     |
|                          |                  | 0            | 100     |
| Quality                  | 05               | 05           |         |
| DOR CODE                 | 0200 MOBILE HOME |              |         |
| MAP NUM                  |                  | MKT AREA     | 02      |
| NEIGHBORHOOD/LOC         | 18616.010 1.00/  |              |         |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE  | YEAR    |
| BAS                      | 1,404            | 100          |         |
| TOTALS                   | 1,404            |              | 1,404   |
|                          |                  |              | 106,731 |

| MARKET ADJUSTMENTS |       |           |             |                |                   |     |     |                 |      |            |        |  |
|--------------------|-------|-----------|-------------|----------------|-------------------|-----|-----|-----------------|------|------------|--------|--|
| TYPE               | MDL   | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW    | AYB | EYB | ECON            | FNCT | NORM       | % COND |  |
| 1                  | MANUF | 1         | 100%        | - 2026         | Heated Area: 1404 |     |     | HX Base Yr 2026 |      |            |        |  |
|                    |       |           |             |                |                   |     |     |                 |      |            |        |  |
| BLD DATE           |       |           |             |                |                   |     |     |                 |      |            |        |  |
| XF DATE            |       |           |             |                |                   |     |     |                 |      |            |        |  |
| INC DATE           |       |           |             |                |                   |     |     |                 |      |            |        |  |
| LGL DATE           |       |           |             |                |                   |     |     |                 |      | 05/08/2026 | MLU    |  |
| LAND DATE          |       |           |             |                |                   |     |     |                 |      |            |        |  |
| AG DATE            |       |           |             |                |                   |     |     |                 |      |            |        |  |

| COLUMBIA COUNTY PROPERTY  |             |     |             |
|---------------------------|-------------|-----|-------------|
| VALUATION SUMMARY         |             |     | PAGE 1 of 1 |
| VALUATION BY              |             |     | STANDARD    |
| Tax Group: 3              | Tax Dist:   |     |             |
| BUILDING MARKET VALUE     |             |     | 106,731     |
| TOTAL MARKET OB/XF VALUE  |             |     | 9,800       |
| TOTAL LAND VALUE - MARKET |             |     | 22,248      |
| TOTAL MARKET VALUE        |             |     | 138,779     |
| SOH/AGL Deduction         |             |     | 0           |
| ASSESSED VALUE            |             |     | 138,779     |
| TOTAL EXEMPTION VALUE     | HX HB       |     | 51,411      |
| BASE TAXABLE VALUE        |             |     | 87,368      |
| TOTAL JUST VALUE          |             |     | 138,779     |
| NCON VALUE                |             |     | 1,300       |
| INCOME VALUE              |             |     |             |
| PREVIOUS YEAR MKT VALUE   |             |     | 137,045     |
| XFOB:1:1: HOLL M H        |             |     |             |
| PERMIT NUM                | DESCRIPTION | AMT | ISSUED      |
| 000042401                 | Mobile Home |     | 07/26/2021  |
| 30228                     | M H         | 375 | 06/14/2012  |
| 12437                     | M H         | 125 | 04/22/1997  |

| SALES DATA                   |           |           |     |     |        |            |
|------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number            | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1251/1612                    | 3/20/2013 | WD        | U   | I   | 40     | 30,000     |
| GRANTOR: DAVID JENSEN        |           |           |     |     |        |            |
| GRANTEE: LINDSEY BOWLES      |           |           |     |     |        |            |
| 1241/2784                    | 8/24/2012 | WD        | U   | I   | 11     | 100        |
| GRANTOR: JAMES LEO MARKHAM   |           |           |     |     |        |            |
| GRANTEE: JAMES LEO MARKHAM & |           |           |     |     |        |            |

| EXTRA FEATURES |            |             |         |     |   |       |    |          |                |           |         |             |       |        |                 |       |
|----------------|------------|-------------|---------|-----|---|-------|----|----------|----------------|-----------|---------|-------------|-------|--------|-----------------|-------|
| 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              | 0294       | SHED WOOD/  | 0       | 100 | 0 | 0     | UT | 0.00     | 0.00           | 100       | 2015    | 2015        | 3     | 100    | 1,500           |       |
| 2              | 9945       | Well/Sept   | 0       | 100 | 0 | 0     | UT | 7,000.00 | 7,000.00       | 100       |         |             | 3     | 100    | 7,000           |       |
| 3              | 0070       | CARPORT UF  | 0       | 100 | 0 | 0     | UT | 800.00   | 800.00         | 100       | 2026    | 2025        |       | 100    | 800             |       |
| 4              | 0294       | SHED WOOD/  | 0       | 100 | 0 | 0     | UT | 500.00   | 500.00         | 100       | 2026    | 2025        |       | 100    | 500             |       |
| TOTALS         |            |             |         |     |   |       |    |          |                |           |         |             | 9,800 |        |                 |       |

| BUILDING NOTES               |  |  |  |  |  |  |  |  |  |  |  |  |
|------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|
| 125 SW JENSEN LN, FORT WHITE |  |  |  |  |  |  |  |  |  |  |  |  |

| BUILDING DIMENSIONS     |  |  |  |  |  |  |  |  |  |  |  |  |
|-------------------------|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W52 S27 E52 N27\$. |  |  |  |  |  |  |  |  |  |  |  |  |

| 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  | 1.03        | AC        |     | 1.00     | 1.00        | 1.20    | 18,000.00  | 21,600.00      | 22,248     |                             |      |         |      |     |    |        |