COMM SE COR OF SW1/4 OF NW1/4, N
POB, CONT N 333.27 FT, W 651.60
E 651.42 FT TO POB.

PIERSON TREVOR JAMES/PIERSON KIMBERLY JAYNE
729 NW WHITE SPRINGS AVE
WHITE SPRINGS, FL 32096

2027

19-2S-16-01655-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 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 03

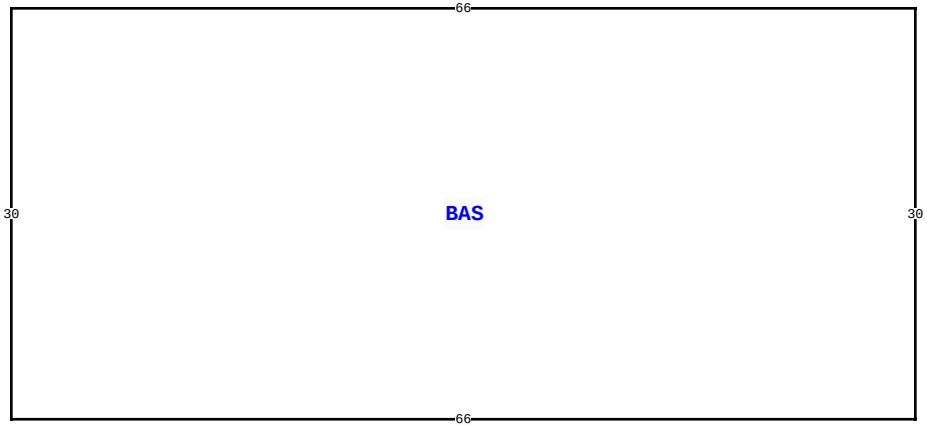
NEIGHBORHOOD/LOC 19216.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,980	100		1,980	115,358
TOTALS	1,980			1,980	115,358

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,980	113.9000	105.93	209,741	2006	2006	0	0	0	45.00	55.00

2 MANUF 1 100% - 2019 Heated Area: 1980 HX Base Yr 2019



729 NW WHITE SPRINGS AVE, WHITE SPRINGS

BLD DATE		LGL DATE	05/11/2026 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	0166	CONC,PAVMT	0	100	12	38	456.00	UT	2.00	2.00	100	2005	2005	3	100	912	
2	0294	SHED WOOD/	0	100	20	16	320.00	UT	5.00	5.00	100	2005	2005	3	100	1,600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0031	BARN,MT AE	0	100	40	52	2,080.00	UT	20.00	20.00	100	2005	2005	3	100	41,600	
5	0060	CARPORT F	0	100	18	20	360.00	UT	2.50	2.50	100	2005	2005	3	100	900	
6	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
8	0031	BARN,MT AE	0	100	26	30	780.00	UT	9.00	9.00	100	2013	2013	3	100	7,020	
9	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
10	0040	BARN,POLE	0	100	26	28	728.00	UT	2.50	2.50	100	2017	2017	3	100	1,820	

LAND DESCRIPTION

TOTAL OB/XF 62,452

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	5.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	45,000							

REVIEW DATE 04/25/2022 BY JS Total Acres: 5.00 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 11/17/2026 BY SYS

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		115,358
TOTAL MARKET OB/XF VALUE		62,752
TOTAL LAND VALUE - MARKET		45,000
TOTAL MARKET VALUE		223,110
SOH/AGL Deduction		50,496
ASSESSED VALUE		172,614
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		121,203
TOTAL JUST VALUE		223,110
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		224,351

XFOB:3:4: ATTACHED 11 X 38 UOP/UCP
XFOB:3:3: ATTACHED 14 X 38 LIVING QUARTERS
XFOB:3:2: ALSO: ATTACHED 15 X 40 UCP
XFOB:3:1: 40 X 52 BARN WITH INTERIOR ROOM WITH BAT

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042982	Roof Replacement	11,299	10/19/2021
23637	M H	0	09/22/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1372/0115	11/01/2018	WD	Q	I	01	166,000
GRANTOR: KIM HELMS FKA KIM KIN						
GRANTEE: TREVOR JAMES & KIMB						
0933/2539	8/28/2001	WD	Q	V		26,000
GRANTOR: WATKINS SAUNDERS JR						
GRANTEE: KIM KINNEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S30 E66 N30$.

COMM SE COR OF SW1/4 OF NW1/4, N
POB, CONT N 333.27 FT, W 651.60
E 651.42 FT TO POB.

PIERSON TREVOR JAMES/PIERSON KIMBERLY JAYNE
729 NW WHITE SPRINGS AVE
WHITE SPRINGS, FL 32096

2027

19-2S-16-01655-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	19216.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	05/11/2026 MLU
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COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 3

VALUATION SUMMARY

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GRANTEE: KIM KINNEY						

BUILDING NOTES

BUILDING DIMENSIONS

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
11	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	

TOTAL OB/XF 300

LAND DESCRIPTION

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

REVIEW DATE 04/25/2022 BY JS Total Acres: 5.00 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 11/17/2026 BY SYS