

(AKA LOT 1 CUMORAH HILLS S/D UNR  
 COMM SE COR OF SEC, RUN N 1827.6  
 W 314.29 FT TO E R/W OF A 60 FT

KENNEDY ROSEMARY C REESE/KENNEDY CARL  
 1102 SW CUMORAH HILLS ST  
 FORT WHITE, FL 32038

2026

24-6S-16-03934-101



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	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
Architectual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	24616.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,188	100	
TOTALS	1,188		1,188
			74,423

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%	-	2009						
Heated Area: 1188						HX Base Yr 2009					
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="font-size: 2em; color: blue;">BAS</span> </div>											
BLD DATE: 04/07/2025 MLU XF DATE: 04/07/2025 INC DATE: 04/07/2025											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		74,423	
TOTAL MARKET OB/XF VALUE		13,600	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		143,023	
SOH/AGL Deduction		69,820	
ASSESSED VALUE		73,203	
TOTAL EXEMPTION VALUE		53,203	
BASE TAXABLE VALUE		20,000	
TOTAL JUST VALUE		143,023	
NCON VALUE		1,200	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		145,973	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40033	GENERATOR	0	06/25/2020
27048	M H	491	05/28/2008
23955	TR/TRAILER	150	12/12/2005
23138	M H	150	05/12/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1387/1732	2/05/2019	QC	U	I	11	100
GRANTOR: ROSEMARY C REESE & CA						
GRANTEE: CARL & ROSEMARY C R						
1265/1659	11/06/2013	WD	U	I	11	100
GRANTOR: ROSEMARY C REESE & CA						
GRANTEE: ROSEMARY C REESE &						

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	0296	SHED METAL	0	100	0	0			0.00	100	2010	2010	3	100	900	
2	0070	CARPORT UF	0	100	0	0			0.00	100	2015	2015	3	100	300	
3	9945	Well/Sept	0	100	0	0			7,000.00	100			3	100	7,000	
4	0104	GENERATOR	0	100	0	0			6,000.00	100	2021	2020		70	4,200	
5	0261	PRCH, UOP	0	100	0	0			1,200.00	100	2026	2025		100	1,200	
TOTAL OB/XF 13,600																

BUILDING NOTES														
1102 SW CUMORAH HILL ST, FORT WHITE														

BUILDING DIMENSIONS														
BAS= W44 S27 E44 N27S.														

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							