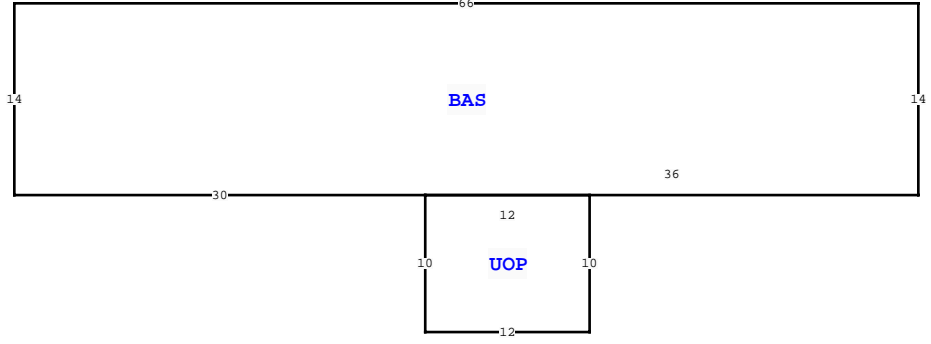


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	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	02
NEIGHBORHOOD/LOC	26716.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	
UOP	120	25	
TOTALS	1,044		954

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	954	93.9000	56.34	53,748	1994	1994	0	0	60.00	40.00
2 MOBILE HME 0% - 2026 Heated Area: 924 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			21,499
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			28,000
TOTAL MARKET VALUE			56,499
SOH/AGL Deduction			0
ASSESSED VALUE			56,499
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			56,499
TOTAL JUST VALUE			56,499
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			53,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19292	M H	125	03/01/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1564/2260	4/03/2026	WD	Q	I	01	80,000
GRANTOR: WE ARE LOAP, LLC						
GRANTEE: ROBINETT WENDELL						
1545/576	7/22/2025	TD	U	I	18	35,100
GRANTOR: CLERK OF COURT						
GRANTEE: WE ARE LOAP, LLC						

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	9945	Well/Sept	0	0	0	0	1.00	UT 7,000.00	7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2026	MLU

BUILDING NOTES	
190 SW NANTUCKETT PL, FORT WHITE	

BUILDING DIMENSIONS	
BAS= W66 S14 E30 UOP= S10 E12 N10 W12\$ E36 N14\$.	

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							