

LOT 98 UNIT 10 THREE RIVERS ESTA
832-844,845, WD 1032-2440, WD 10

GOLDBERG JESSICA/ROSSLOW TROY
126 SW JULBUG GLN
FORT WHITE, FL 32038

2025

00-00-00-00821-000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	51 LOG 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	06 CUST PANEL 100
Interior Floo	12 HARDWOOD 80
Interior Floo	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	04 04 100

Quality	07 07
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	100000.10 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	480	100	480	83,065
BAS	864	100	864	149,517
FEP	32	80	26	4,499
FOP	256	30	77	13,325
UOP	160	20	32	5,538
UOP	160	20	32	5,538
UOP	160	20	32	5,538
UOP	215	20	43	7,441
UOP	215	20	43	7,441
UOP	224	20	45	7,788
TOTALS	2,766		1,674	289,689

EXTRA FEATURES	
L N	OB/XF CODE

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	0166	CONC, PAVMT	0	0	32	25	1,120.00	UT	2.00	2.00	100	2013	2013	3	100	2,240	
2	0294	SHED WOOD/	0	0	8	8	64.00	UT	7.00	7.00	100	2013	2013	3	100	448	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	0	12	20	240.00	UT	4.00	4.00	100	2013	2013	3	100	960	
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	
6	0294	SHED WOOD/	0	0	0	0	1.00	UT	5,000.00	5,000.00	100	2022	2021		100	5,000	

LAND DESCRIPTION	
L N	USE CODE
1	0100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0300	01	1,674	167.1978	192.28	321,877	2013	2013	0	0	10.00	90.00
1 SFR PILING - 0% - 2022											
Heated Area: 1344											
HX Base Yr											

126 SW JULBUG GLN, FORT WHITE	BLD DATE	LGL DATE	04/30/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF											
15,748											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE			289,689
TOTAL MARKET OB/XF VALUE			15,748
TOTAL LAND VALUE - MARKET			18,000
TOTAL MARKET VALUE			323,437
SOH/AGL Deduction			0
ASSESSED VALUE			323,437
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			323,437
TOTAL JUST VALUE			323,437
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			345,969

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1525/985	10/08/2024	WD Q	I 01
30534	SFR	608	10/18/2012
30408	GARAGE	100	08/22/2012
25927	TR/TRAILER	50	06/19/2007

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1525/985	10/08/2024	WD Q	I 01
GRANTOR: BING LILLIAN MARIE			
GRANTEE: GOLDBERG JESSICA			
1450/1719	10/15/2021	WD Q	I 01
GRANTOR: KELLEY ROBERT JR			
GRANTEE: BING LILIAM MARIE			

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,-8] N27 W32 S27 E32 \$	
BAS=[ORIG=-12,-43] W20 N24 E20 S24 \$	
FOP=[ORIG=0,0] N8 W32 S8 E32 \$	
UOP=[ORIG=0,-43] W28 S8 E28 N8 \$	
UOP=[ORIG=5,0] W5 N43 E5 S43 \$	
UOP=[ORIG=-32,0] W5 N43 E5 S43 \$	
UOP=[ORIG=-32,-43] W5 N32 E5 S32 \$	
UOP=[ORIG=-7,-43] W5 N32 E5 S32 \$	
UOP=[ORIG=-12,-67] W20 N8 E20 S8 \$	
FEP=[ORIG=-28,-35] W4 N8 E4 S8 \$	