LOT 13 UNIT 2 THREE RIVERS ESTAT
478-359, 893-121, 894-1698, WD 1

JONES PAUL RICHARD/KRIMSKY LISA
37 CRDAR HILL LANE
TEQUESTA, FL 33469

2026

00-00-00-00575-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

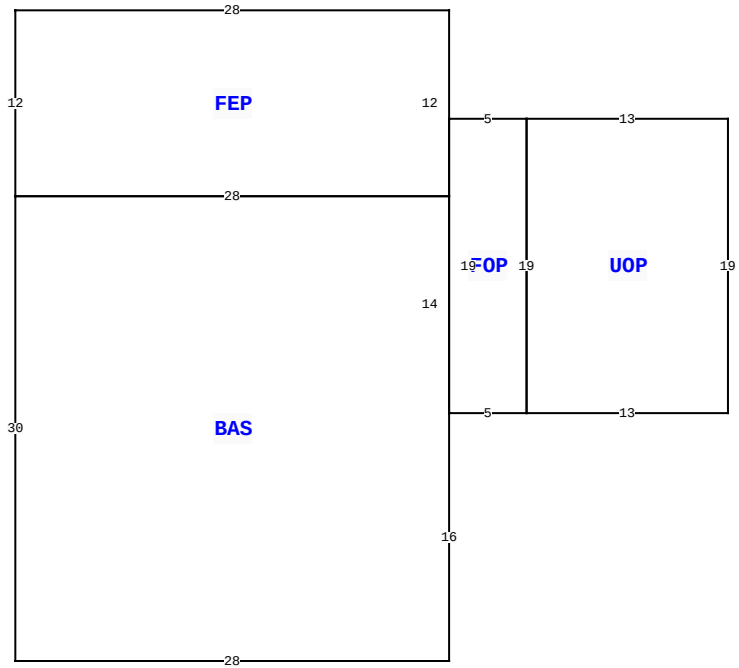
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	100000.02	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100		840	85,378
FEP	336	80		269	27,341
FOP	95	30		28	2,846
UOP	247	20		49	4,980
TOTALS	1,518			1,186	120,545

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0300	01	1,186	111.0780	135.52	160,727	1960	2005	0	0	0	25.00	75.00

1 SFR PILING 0% - 2022 Heated Area: 840 HX Base Yr



672 SW MANATEE TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	120,545
TOTAL MARKET OB/XF VALUE	597
TOTAL LAND VALUE - MARKET	75,000
TOTAL MARKET VALUE	196,142
SOH/AGL Deduction	0
ASSESSED VALUE	196,142
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	196,142
TOTAL JUST VALUE	196,142
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	198,151

PRCL:0:9: DEED. ORB 1067-1592.

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1454/2125	11/02/2021	WD	Q	I	05	335,000
GRANTOR: MOORE JAMES HARRISON						
GRANTEE: JONES PAUL RICHARD						
1239/1714	6/23/2012	WD	U	I	30	100
GRANTOR: PAMELA MCCALEB & JAME						
GRANTEE: MOORE JAMES HARRISO						

BUILDING NOTES

BUILDING DIMENSIONS

FEP= N12 W28 S12 E28$ BAS= W28 S30 E28 N16 FOP= E5 UOP= E13 N19 W13 S19$ N19 W5 S19$ N14$.

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	0070	CARPORT UF	0	0	24	18	1.00	UT	0.00	0.00	100	0	0	3	100	250	
2	0294	SHED WOOD/	0	0	10	21	210.00	UT	1.65	1.65	100	0	0	3	100	347	

LAND DESCRIPTION

TOTAL OB/XF 597

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	0132	C	SFR RIVER	0		A-1	0.00	0.00	100.00	FF		1.00	1.00	1.00	750.00	750.00	75,000							

REVIEW DATE 02/16/2016 BY DF Total Acres: 0.72 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 11/17/2025 BY SYS