LOT 34 UNIT 22 THREE RIVERS ESTA

441-500, 781-1344, 781-1345, 975

HALL DAVID
1051 SW NEWARK DR
FORT WHITE, FL 32038

2026

00-00-00-01407-000

BUILDING CHARACTERISTICS

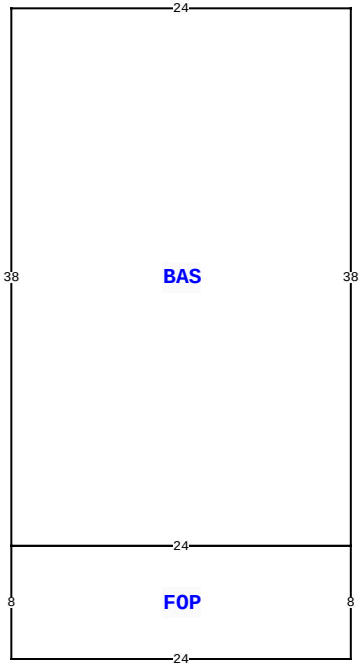
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	100000.22	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	912	100		912	77,762
FOP	192	30		58	4,945
TOTALS	1,104			970	82,708

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0300	01	970	116.4800	142.11	137,847	1980	1980	0	0	0	40.00	60.00

1 SFR PILING 0% - 0 Heated Area: 912 HX Base Yr



1051 SW NEWARK DR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/30/2024 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	82,708
TOTAL MARKET OB/XF VALUE	1,600
TOTAL LAND VALUE - MARKET	20,000
TOTAL MARKET VALUE	104,308
SOH/AGL Deduction	0
ASSESSED VALUE	104,308
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	104,308
TOTAL JUST VALUE	104,308
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	104,308

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048277	Electrical Servic	0	09/26/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1387/0957	6/24/2019	WD	U	I	11	100
GRANTOR: TINA MARIE HALL						
GRANTEE: DAVID HALL						
1131/1574	9/15/2007	QC	Q	I	01	100
GRANTOR: JEREMIAH P DANIELS						
GRANTEE: TINA MARIE HALL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S38 FOP= S8 E24 N8 W24$E24 N38$.

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	1,200	
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 1,600

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	0100	C	SFR	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							

REVIEW DATE 02/02/2016 BY DF Total Acres: 0.91 Total Land Value: 20,000 Market: 0 Agricultural: 0 Common: 20,000 PRINTED 11/07/2025 BY SYS