LOT 47 BLK 4 UNIT 23 THREE RIVER
447-26, 626-337, 731-733, 741-18

JONES CHRISTIANA
411 SW KENTUCKY ST
FORT WHITE, FL 32038

2025

00-00-00-01438-047

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

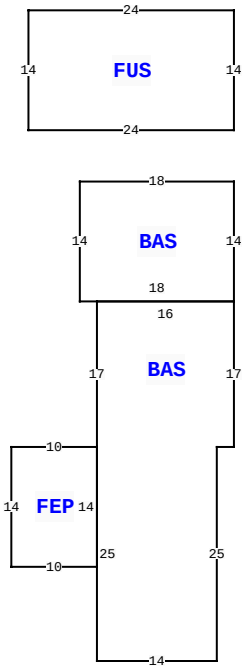
ELEMENT	CD	CONSTRUCTION
Exterior Wall	11	BD/BTN AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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	100000.23	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	252	100		252	23,993
BAS	622	100		622	59,223
FEP	140	80		112	10,664
FUS	336	100		336	31,992
TOTALS	1,350			1,322	125,872

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,322	127.7640	137.99	182,423	1982	1993	0	0	0	31.00	69.00

1 SINGLE FAM – 100% - 2015 Heated Area: 1210 HX Base Yr 2015



411 SW KENTUCKY ST, FORT WHITE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		125,872
TOTAL MARKET OB/XF VALUE		2,000
TOTAL LAND VALUE - MARKET		15,300
TOTAL MARKET VALUE		143,172
SOH/AGL Deduction		56,448
ASSESSED VALUE		86,724
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		36,002
TOTAL JUST VALUE		143,172
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		141,442

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13540	RECONNECT	50	01/21/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1497/623	8/10/2023	QC	U	I	11	100
GRANTOR: JONES KEVIN L						
GRANTEE: JONES CRISTIANA						
1286/0491	12/15/2014	QC	U	I	11	100
GRANTOR: KEVIN L JONES						
GRANTEE: KEVIN L & CHRISTIAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W16 S17 S25 E14 N25 E2 N17 $
FUS=[ORIG=0,-20] N14 W24 S14 E24 $
BAS=[ORIG=0,0] N14 W18 S14 E18 $
FEP=[ORIG=-16,17] W10 S14 E10 N14 $
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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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 2,000

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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.85	18,000.00	15,300.00	15,300							

REVIEW DATE 12/07/2015 BY DF Total Acres: 0.92 Total Land Value: 15,300 Market: 0 Agricultural: 0 Common: 15,300 PRINTED 05/02/2025 BY SYS