LOT 14 FORT WHITE MANOR S/D.
841-869, 935-1130, 936-1095, WD

DOUGLAS KATHY G/DOUGLAS WALTER H
6165 SW CR-18
FORT WHITE, FL 32038

2026

00-00-00-14330-114

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07

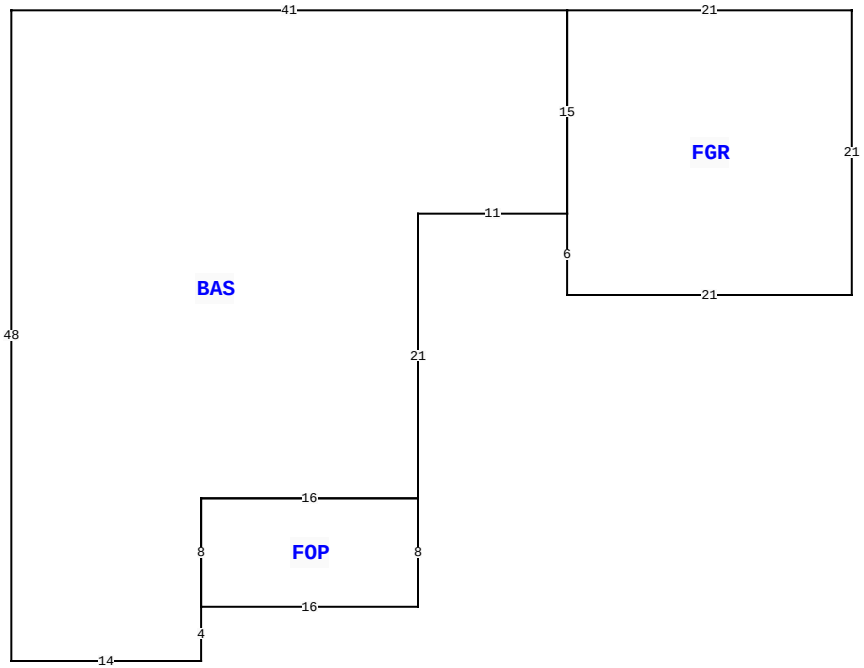
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	34616.050	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,413	100		1,413	131,487
FGR	441	55		243	22,613
FOP	128	30		38	3,536
TOTALS	1,982			1,694	157,636

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,694	123.0900	137.86	233,535	1999	1999	0	0	0	32.50	67.50

1 SINGLE FAM 100% - 2016 Heated Area: 1413 HX Base Yr 2016



6165 SW COUNTY ROAD 18 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/21/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		157,636
TOTAL MARKET OB/XF VALUE		3,465
TOTAL LAND VALUE - MARKET		10,500
TOTAL MARKET VALUE		171,601
SOH/AGL Deduction		46,308
ASSESSED VALUE		125,293
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		74,571
TOTAL JUST VALUE		171,601
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		174,520

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045041	Roof Replacement	13,000	07/26/2022
000043913	Electrical Servic	0	03/14/2022
28504	MAINT/ALTR	0	04/23/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1307/0768	12/29/2015	WD	Q	I	01	120,000
GRANTOR: DALE MOWRY & WHITNEY						
GRANTEE: KATHY G & WALTER H						
1075/1489	2/17/2006	WD	Q	I		170,000
GRANTOR: BETTY KROEMMELBEIN						
GRANTEE: DALE MOWRY AND WHIT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 S48 E14 N4 FOP= E16 N8 W16 S8$ N8 E16 N21 E11 FGR= S6 E21 N21 W21 S15$ N15$.

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	0166	CONC,PAVMT	0	100	20	24	480.00	UT	2.00	2.00	100	2004	2004	3	100	960	
2	0169	FENCE/WOOD	0	100	0	0	324.00	UT	7.50	7.50	100	2004	2004	3	100	2,430	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	75	

LAND DESCRIPTION

TOTAL OB/XF 3,465

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	0.70	15,000.00	10,500.00	10,500							

REVIEW DATE 11/21/2022 BY JS Total Acres: 0.53 Total Land Value: 10,500 Market: 0 Agricultural: 0 Common: 10,500 PRINTED 11/19/2025 BY SYS