

COMM INTERS OF FL/GA STATE LINE
US-441, RUN S 56 DG W ALONG R/W
POB, CONT SW 310.81 FT TO PT OF

HALE MARTHA C/HALE DANIEL W
28778 N US HWY 441
WHITE SPRINGS, FL 32096

2025

00-2N-16-01444-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 50
Interior Wall	05	DRYWALL 50
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	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	5000IMPROVED AG	
MAP NUM	MKT AREA	05

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,547	100		2,547	192,789
FEP	99	80		79	5,980
FGR	568	55		312	23,616
FOP	72	30		22	1,665
FST	180	55		99	7,494

TOTALS	3,466			3,059	231,544
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EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00
3	0296	SHED METAL	0	100	8	20	1.00	UT	0.00	0.00
4	0040	BARN,POLE	0	100	16	24	1.00	UT	0.00	0.00
5	0140	CLFENCE 6	0	100	0	0	1.00	UT	0.00	0.00
6	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00
7	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00

LAND DESCRIPTION										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE
1	0100	C	SFR	100			0.00	0.00	1.00	AC
2	5400	A	TIMBER 1	0			0.00	0.00	12.01	AC
3	9910	M	MKT.VAL.AG	0			0.00	0.00	12.01	AC

REVIEW DATE	09/20/2021	BY	JB
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MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,059	107.8250	116.45	356,221	1954	1954	0	0	0	35.00	65.00
1 SINGLE FAM - 100% - 2002												
Heated Area: 2547												
HX Base Yr 2002												
28778 N US HIGHWAY 441 , WHITE SPRINGS												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
12/07/2022 MLU												

TOTAL OB/XF												
9,400												

TOTAL OB/XF												
9,400												

Total Acres:	13.01	Total Land Value:	9,655	Market:	21,618	Agricultural:	7,855	Common:	1,800
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COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		231,544	
TOTAL MARKET OB/XF VALUE		9,400	
TOTAL LAND VALUE - MARKET		23,418	
TOTAL MARKET VALUE		250,599	
SOH/AGL Deduction		124,849	
ASSESSED VALUE		125,750	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		75,028	
TOTAL JUST VALUE		264,362	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		258,239	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042021	Electrical Servic	0	05/27/2021
31781	MAINT/ALTR	75	03/03/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1513/1927	5/01/2024	LE	U	I	14	100
GRANTOR: HALE MARTHA C						
GRANTEE: HALE MARTHA C (ENH						
1513/1924	5/01/2024	WD	U	I	11	100
GRANTOR: HALE MARTHA C						
GRANTEE: HALE MARTHA C						

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W39N4W28 S16 FEP= E5 S11 W9N11 E4\$ E5 S11 W5 FGR= W34 S22 E24 N18 E10 N4 \$ S22 FST= W10N18E10 S18\$ E22 FOP= N9 E8 S9 W8\$ N9 E8 N4 E24 N2 E16 N18 W3 N12\$.												