

BOLING BETH ANN
1090 SW SPRUCE RD
FT WHITE, FL 32038

2026



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structure031VINYLSID 100GABLE/HIP 100

Roof Cover Interior Wall0503COMP SHNGL 100DRYWALL 100

Interior Floor014CARPET 90

Interior Floor08SHT VINYL 10

Air Condition Heating Type0304CENTRAL 100AIR DUCTED 100

Bedrooms Bathrooms Stories1.4 1002 1001.1 100

Architectual Units Condition Adj Kitchen Adjus010301CONV 1000 10003 10001 100

Quality0505

DOR CODE5000IMPROVED AG

MAP NUMMKT AREA02

NEIGHBORHOOD/LOC1615.001.00/

AREATOTALPCTYEARTOT SUBAREA
TYPEGROSSOFBASEADJMARKET
AREAAREAValueValue

BAS1,8901001,890111,299

TOTALS1,8901,890111,299

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PNTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0201021,890113.9000107.07202,362199919990045.0055.00

2 MANUF 1100% - 0Heated Area: 1890HX Base Yr

BAS

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUE111,299

TOTAL MARKET OB/XF VALUE11,415

TOTAL LAND VALUE - MARKET138,950

TOTAL MARKET VALUE138,102

SOH/AGL Deduction74,044

ASSESSED VALUE64,058

TOTAL EXEMPTION VALUEHX HB39,058

BASE TAXABLE VALUE25,000

TOTAL JUST VALUE261,664

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE261,664

XFOB:3:1: CONCORD M H

BLDG:1:1: STOL MH

PERMIT NUMDESCRIPTIONAMTISSUED

14974M H12501/25/1999

SALES DATA

OFF RECORD TYPEQ V RSN SALE
NumberINST U I CDPRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W70 S27 E70 N27\$.

EXTRA FEATURES

1090 SW SPRUCE RD, FORT WHITE

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/08/2025MLU

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10294SHED WOOD/0100001.00UT0.000.00100000310075

20190FPLC PF0100001.00UT1,200.001,200.001000200531001,200

30080DECKING0100001.00UT0.000.0010020053100400

40070CARPORT UF0100001.00UT800.00800.007520052005375600

59945Well/Sept0100001.00UT7,000.007,000.0010031007,000

60252LEAN-TO W/0100001.00UT0.000.0010020132013310050

70060CARPORT F01001625720.00UT3.503.5075201320133751,890

80080DECKING0100001.00UT0.000.00100201320133100200

TOTAL OB/XF11,415

LAND DESCRIPTIONTOTAL OB/XF11,415

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10200CMBL HM100000.000.001.00AC1.001.001.007,000.007,000.007,000

25500ATIMBER 200000.000.0018.85AC1.001.001.00445.00445.008,388

39910MMKT.VAL.AG00000.000.0018.85AC1.001.001.007,000.007,000.00131,950

REVIEW DATE08/03/2016BYDFTotal Acres: 19.85Total Land Value: 15,388Market: 131,950Agricultural: 8,388Common: 7,000PRINTED 11/18/2025 BY SYS