

BEG SW COR OF NE1/4 OF NW1/4, E
R/W OF S C L R/R, NW 853.50 FT,
POB.

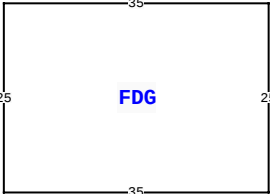
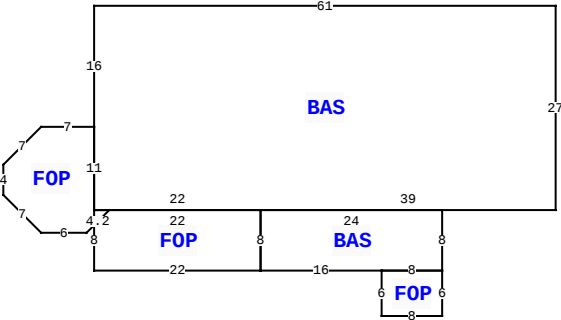
HENEGAN CAROLYN
203 SW SANDERS WAY
FORT WHITE, FL 32038

2026

03-7S-16-04120-001



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 60			
Exterior Wall	19	COMMON BRK 40			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	14	PREFIN MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		3 100			
Frame	01	NONE 100			
Stories	1.	1. 100			
Architectural Units	05	CONV 100			
		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	3716.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	192	100		192	16,048
BAS	1,647	100		1,647	137,662
FDG	875	60		525	43,882
FOP	48	30		14	1,170
FOP	145	30		44	3,678
FOP	176	30		53	4,430
TOTALS	3,083			2,475	206,869

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,475	114.8160	128.59	318,260	1975	1975	0	0	35.00	65.00
1 SINGLE FAM 100% - 2006						Heated Area: 1839		HX Base Yr 2006			
											
											
BLD DATE						LGL DATE					
XF DATE						LAND DATE					
						04/07/2025					
						MLU					

EXTRA FEATURES							203 SW SANDERS WAY, FORT WHITE				INC DATE						AG DATE	
L N	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	100	8	8	64.00	UT	7.50	7.50	100	1993	1993	3	100	480		
2	0030	BARN, MT	0	100	30	50	1.00	UT	10,000.00	10,000.00	100	2005	2005	3	100	10,000		
3	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2006	2006	3	100	2,000		
4	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000		
5	0070	CARPORT UF	0	100	25	30	750.00	UT	1.50	1.50	100	2010	2010	3	100	1,125		
6	0296	SHED METAL	0	100	16	24	384.00	UT	15.00	15.00	100	2010	2010	3	100	5,760		
7	0261	PRCH, UOP	0	100	6	24	144.00	UT	7.00	7.00	100	2010	2010	3	100	1,008		