

BEG NE COR OF SW1/4 OF NW1/4, S
FT, S 35.21 FT, E'LY 549.73 FT,
POB.

WILLIAMS RUTH F
357 SW SANDERS WAY
FORT WHITE, FL 32038

2026

03-7S-16-04120-003



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	08	WD OR PLY 20
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 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	0100 SINGLE FAMILY	

MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	3716.00	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	420	100		420	40,592
BAS	1,691	100		1,691	163,431
FCP	400	25		100	9,665
FOP	328	30		98	9,471
FSP	455	40		182	17,590

TOTALS	3,294			2,491	240,749
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0294	SHED WOOD/	0	100	6	10	1.00	UT	300.00
2	0120	CLFENCE 4	0	100	0	0	360.00	UT	2.50
3	0166	CONC, PAVMT	0	100	0	0	525.00	UT	1.50
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00
6	0294	SHED WOOD/	0	100	10	20	200.00	UT	3.50
7	0280	POOL R/CON	0	100	14	28	392.00	UT	70.00
8	0282	POOL ENCL	0	100	22	52	1,144.00	UT	15.00
9	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00
10	0040	BARN, POLE	0	100	40	72	2,880.00	UT	2.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		A-1	0.00	0.00	2.24
2	0000	C	VAC RES	100		A-1	0.00	0.00	1.28
3	0200	C	MBL HM	0		00	0.00	0.00	1.00

REVIEW DATE	06/18/2015	BY	TW
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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	2,491	118.7000	132.94	331,154	1999	1999	0	0	0	27.30	72.70	
3 SINGLE FAM 100% - 1996 Heated Area: 2111 HX Base Yr 1996													

357 SW SANDERS WAY, FORT WHITE	BLD DATE	LGL DATE	05/13/2024	MLU
	XF DATE	LAND DATE		
	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	6	10	1.00	UT	300.00	300.00	50	1993	1993	3	50	150	
2	0120	CLFENCE 4	0	100	0	0	360.00	UT	2.50	2.50	100	1993	1993	3	100	900	
3	0166	CONC, PAVMT	0	100	0	0	525.00	UT	1.50	1.50	100	1999	1999	3	100	788	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
6	0294	SHED WOOD/	0	100	10	20	200.00	UT	3.50	3.50	100	1993	1993	3	100	700	
7	0280	POOL R/CON	0	100	14	28	392.00	UT	70.00	70.00	100	1999	1999	3	40	10,976	
8	0282	POOL ENCL	0	100	22	52	1,144.00	UT	15.00	15.00	100	1999	1999	3	40	6,864	
9	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
10	0040	BARN, POLE	0	100	40	72	2,880.00	UT	2.50	2.50	100	2010	2010	3	100	7,200	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		A-1	0.00	0.00	2.24
2	0000	C	VAC RES	100		A-1	0.00	0.00	1.28
3	0200	C	MBL HM	0		00	0.00	0.00	1.00

Total Acres:	4.52	Total Land Value:	45,200	Market:	0	Agricultural:	0	Common:	45,200
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COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY		STANDARD	
VALUATION BY		Tax Group: 3	
BUILDING MARKET VALUE		Tax Dist:	
TOTAL MARKET OB/XF VALUE		240,749	
TOTAL LAND VALUE - MARKET		31,978	
TOTAL MARKET VALUE		45,200	
SOH/AGL Deduction		317,927	
ASSESSED VALUE		89,592	
TOTAL EXEMPTION VALUE		228,335	
BASE TAXABLE VALUE		55,722	
TOTAL JUST VALUE		172,613	
NCON VALUE		317,927	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		321,404	

SALE:7:2: INCLUDED) ORB 924-2163,
SALE:7:1: ADDING 1.28 AC TO EXISTING PARCEL(SMALL
SALE:4:1: REPO
SALE:3:1: 3.25 AC WITH MH CURRANT VALUE NEWER MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25781	GARAGE	80	05/07/2007
15867	POOL	95	08/05/1999
15351	SFR	275	04/08/1999
12280	M H	125	03/14/1997

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	
0926/1617	5/03/2001	WD	Q	I	03	100	
GRANTOR: BEVERLY CLARK							
GRANTEE: RICHARD A & RUTH F							
0924/2163	4/11/2001	WD	Q	I	03	5,000	
GRANTOR: GLENN SANDERS ETAL							
GRANTEE: RICHARD A & RUTH F							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W27 FSP= W35 S13 E35 N13\$ S13 W35 S25 FOP= S8 E41 N8 W41\$ E41 BAS= S10 E21 FCP= E20 N20 W20 S20\$ N20 W21 S10\$ N10 E21 N28\$.									