COMM NE COR OF SW1/4, RUN
S'LY 388.82 FT FOR POB, CONT
S ALONG W R/W KINARD RD 752.6

TYRE JERRY D II/TYRE KATE K
408 SW KINARD CT
FT WHITE, FL 32038

2026

05-6S-16-03774-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

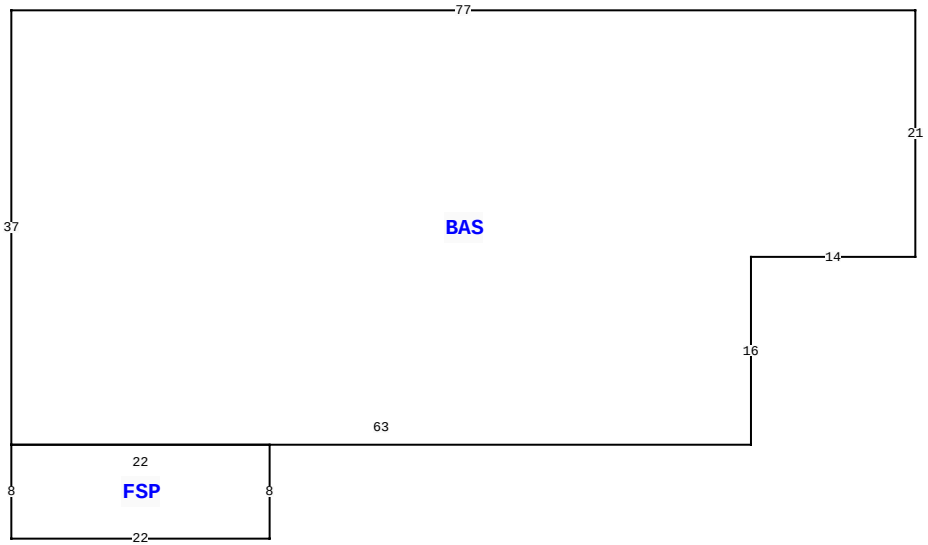
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		1.5 100
Frame	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	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	5616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,625	100		2,625	199,051
FSP	176	40		70	5,308
TOTALS	2,801			2,695	204,359

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,695	104.1600	116.66	314,399	1979	1979	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2007 Heated Area: 2625 HX Base Yr 2007



408 SW KINARD CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/10/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		204,359
TOTAL MARKET OB/XF VALUE		4,452
TOTAL LAND VALUE - MARKET		53,800
TOTAL MARKET VALUE		262,611
SOH/AGL Deduction		106,909
ASSESSED VALUE		155,702
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		104,980
TOTAL JUST VALUE		262,611
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		262,611

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1039/2161	3/04/2005	WD	Q	I	06	100
GRANTOR: JERRY D II & KATE K T						
GRANTEE: JERRY D II & KATE K						
1029/0587	10/25/2004	WD	Q	I	06	100
GRANTOR: JERRY D II & KATE K T						
GRANTEE: JERRY D II & KATE K						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W77 S37 FSP= S8 E22 N8 W22$E63 N16 E14 N21$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
3	0252	LEAN-TO W/	0	100	16	22	352.00	UT	2.00	2.00	50	1993	1993	3	50	352	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,000	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,000	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 4,452

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							
2	0000	C	VAC RES	100		A-1	0.00	0.00	4.38	AC		1.00	1.00	1.00	10,000.00	10,000.00	43,800							

REVIEW DATE 05/20/2015 BY TW Total Acres: 5.38 Total Land Value: 53,800 Market: 0 Agricultural: 0 Common: 53,800 PRINTED 11/20/2025 BY SYS