SE1/4 OF SW1/4, EX RD & EX
COMM INTERS N LINE OF SE1/4 OF
SW1/4 & E R/W OF GRD RD ON W

LUMPKIN ELOUISE/SCOTT BETTY G
2739 SW CR 778
FORT WHITE, FL 32038

2026

07-7S-17-09939-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

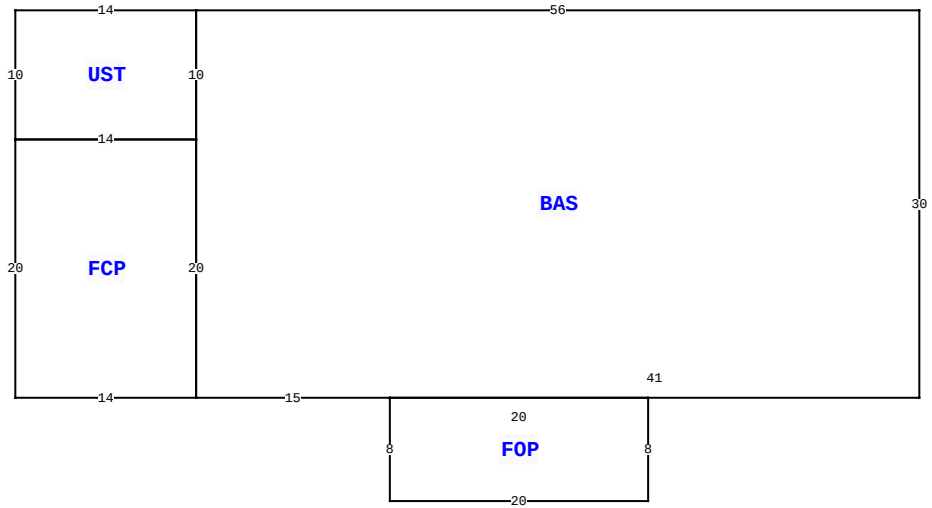
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	7717.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,680	100		1,680	131,444
FCP	280	25		70	5,477
FOP	160	30		48	3,756
UST	140	45		63	4,929
TOTALS	2,260			1,861	145,606

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,861	107.4760	120.37	224,009	1992	1992	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2022 Heated Area: 1680 HX Base Yr



2739 SW COUNTY ROAD 778 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	158,423
TOTAL MARKET OB/XF VALUE	12,030
TOTAL LAND VALUE - MARKET	98,400
TOTAL MARKET VALUE	180,765
SOH/AGL Deduction	0
ASSESSED VALUE	180,765
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	180,765
TOTAL JUST VALUE	268,853
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	268,853

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043228	Mobile Home		11/22/2021
27651	M H	435	02/23/2009
22781	M H	375	02/04/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 UST= W14 S10 E14 N10$ S10 FCP= W14 S20 E14 N20$ S20 E15 FOP= S8 E20 N8 W20$ E41 N30$.

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	0080	DECKING	0	0	12	14	1.00	UT	0.00	0.00	100	1993	1993	3	100	150	
2	0294	SHED WOOD/	0	0	12	12	144.00	UT	7.50	7.50	100	1993	1993	3	100	1,080	
3	0263	PRCH,USP	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
4	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
5	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
7	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 12,030

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	15.40	AC		1.00	1.00	1.00	280.00	280.00	4,312							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	15.40	AC		1.00	1.00	1.00	6,000.00	6,000.00	92,400							

REVIEW DATE 01/06/2022 BY RP Total Acres: 16.40 Total Land Value: 10,312 Market: 92,400 Agricultural: 4,312 Common: 6,000 PRINTED 11/06/2025 BY SYS

SE1/4 OF SW1/4, EX RD & EX
COMM INTERS N LINE OF SE1/4 OF
SW1/4 & E R/W OF GRD RD ON W

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2026

07-7S-17-09939-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

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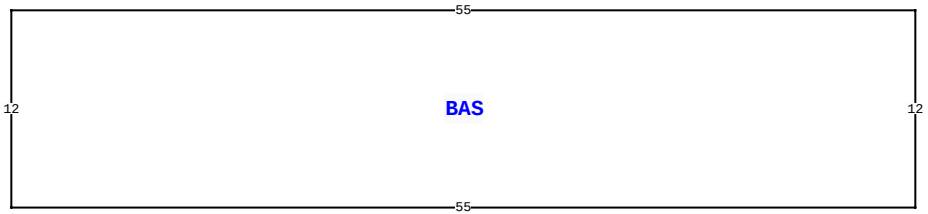
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	7717.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	660	100		660	12,817
TOTALS	660			660	12,817

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	660	80.9100	48.55	32,043	1978	1978	0	0	0	60.00	40.00

2 MOBILE HME 0% - 2022 Heated Area: 660 HX Base Yr



2739 SW COUNTY ROAD 778 , FORT WHITE

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NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	268,853

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W55 S12 E55 N12$.

EXTRA FEATURES

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 01/06/2022 BY RP Total Acres: 16.40 Total Land Value: 10,312 Market: 92,400 Agricultural: 4,312 Common: 6,000 PRINTED 11/06/2025 BY SYS