W 1/2 OF OF THE FOLLOWING: SE 1/
SW 1/4 (PART OF LOT 4 OLD WIRE F
1083-1791, WD 1102-2134, QC 1102

MCGAUGHEY JEANNE E
687 DW MAPLEWOOD PLACE
FORT WHITE, FL 32038

2026

13-6S-16-03817-224

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 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	08	SHT VINYL 10
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
Quality	07	07

DOR CODE 0100 SINGLE FAMILY

MAP NUM | MKT AREA 02

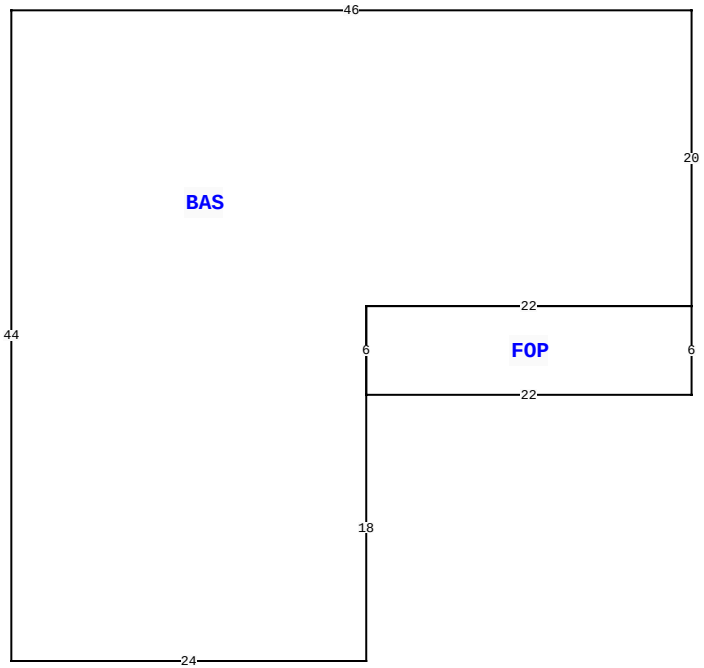
NEIGHBORHOOD/LOC 14616.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,496	100		1,496	171,986
FOP	132	30		40	4,599
TOTALS	1,628			1,536	176,585

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,536	125.1800	140.20	215,347	2007	2007	0	0	0	18.00	82.00

1 SINGLE FAM 100% - 2008 Heated Area: 1496 HX Base Yr 2008



687 SW MAPLEWOOD PL, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		176,585
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		50,100
TOTAL MARKET VALUE		226,685
SOH/AGL Deduction		75,130
ASSESSED VALUE		151,555
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		100,833
TOTAL JUST VALUE		226,685
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		228,838

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25330	SFR	466	12/20/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1257/1207	6/10/2013	QC	U	I	11	100
GRANTOR: THOMAS R MCGAUGHEY						
GRANTEE: JEANNE E MCGAUGHEY						
1193/1721	10/01/2008	QC	Q	I	01	100
GRANTOR: THOMAS HURT, JEANNE MC						
GRANTEE: THOMAS R & JEANNE E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W46 S44 E24 N18 FOP= E22 N6 W22 S6$ N6 E22 N20$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,100							

REVIEW DATE 05/21/2015 BY TW Total Acres: 5.01 Total Land Value: 50,100 Market: 0 Agricultural: 0 Common: 50,100 PRINTED 11/18/2025 BY SYS