LOT 7 BLK C OLD WIRE FARMS.

ORB 826-1028, 903-928,

SHAW LESLIE A/SHAW MICHELLE ANN
257 SW PIONEER WAY
FORT WHITE, FL 32038

2026

14-6S-16-03818-167

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07

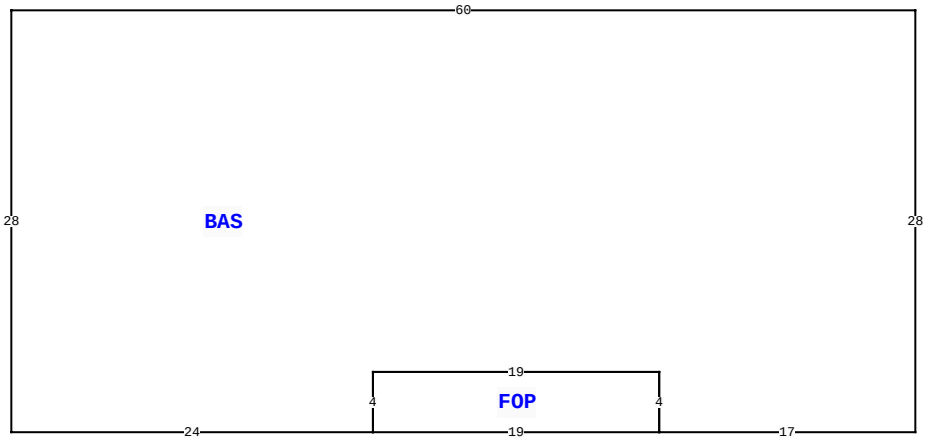
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	14616.010	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,604	100		1,604	182,231
FOP	76	30		23	2,613
TOTALS	1,680			1,627	184,844

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,627	125.2350	140.26	228,203	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2007 Heated Area: 1604 HX Base Yr 2007



257 SW PIONEER WAY, 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		184,844
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		224,844
SOH/AGL Deduction		74,905
ASSESSED VALUE		149,939
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		99,217
TOTAL JUST VALUE		224,844
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		227,126

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23173	SFR	491	05/20/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0903/0928	5/05/2000	WD	Q	V		11,500
GRANTOR: KEITH & DARLENE BURNS						
GRANTEE: LESLIE A & MICHELE						
0826/1028	7/15/1996	WD	Q	V		10,000
GRANTOR: OLD WIRE FARMS INC						
GRANTEE: KEITH W & DARLENE B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S28 E24 FOP= E19 N4 W19 S4$ N4 E19 S4 E17 N28$.

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
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 05/26/2015 BY TW Total Acres: 4.01 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/17/2025 BY SYS