BEG NW COR OF E1/2 OF SW1/4, RUN E 494.64 FT TO W R/W SR-47, NE A FT, NW 80.05 FT, NE ALONG R/W 75

IZQUIERDO JORGE/OSORIO BEATRIZ
21920 SW STATE ROAD 47
FORT WHITE, FL 32038

2026

17-7S-16-04232-007

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

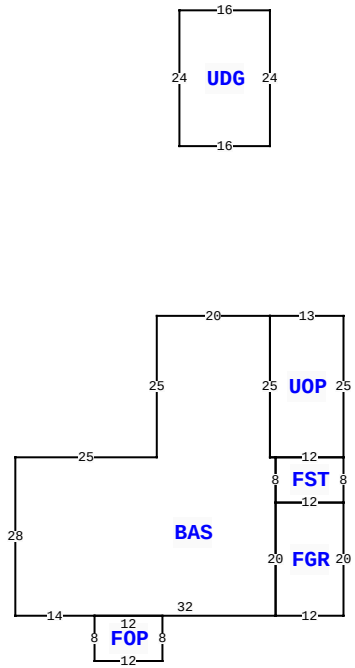
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 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	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	17716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,788	100		1,788	144,973
FGR	240	55		132	10,703
FOP	96	30		29	2,351
FST	96	55		53	4,297
UDG	384	55		211	17,108
UOP	325	20		65	5,270
TOTALS	2,929			2,278	184,703

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,278	111.3750	124.74	284,158	1988	1988	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2023 Heated Area: 1788 HX Base Yr



21920 SW STATE ROAD 47 , 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	238,393
TOTAL MARKET OB/XF VALUE	17,202
TOTAL LAND VALUE - MARKET	108,000
TOTAL MARKET VALUE	363,595
SOH/AGL Deduction	0
ASSESSED VALUE	363,595
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	363,595
TOTAL JUST VALUE	363,595
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	363,595

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10171	M H	125	09/07/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1458/2758	1/11/2022	WD	Q	I	01	315,000
GRANTOR: KITE SHIRLEY						
GRANTEE: IZQUIERDO JORGE						
1275/0660	5/23/2014	LE	U	I	14	100
GRANTOR: DONNIE A KITE (UNREMA						
GRANTEE: DONNIE A KITE (LIFE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W20 S25 W25 S28 E14 E32 N20 N8 W1 N25 $
UDG=[ORIG=0,-30] N24 W16 S24 E16 $
UOP=[ORIG=1,25] E12 N25 W13 S25 E1 $
FGR=[ORIG=1,53] E12 N20 W12 S20 $
FOP=[ORIG=-31,53] S8 E12 N8 W12 $
FST=[ORIG=1,33] E12 N8 W12 S8 $
.

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	250	
2	0294	SHED WOOD/	0	0	12	24	1.00	UT	0.00	0.00	100	0	0	3	100	576	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
5	0280	POOL R/CON	0	0	16	28	448.00	UT	70.00	70.00	35	2001	2001	3	35	10,976	
6	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	100	
7	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	100	
8	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 17,202

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	11.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	99,000							
2	0102	C	SFR/MH	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							

REVIEW DATE 02/14/2022 BY CP Total Acres: 12.00 Total Land Value: 108,000 Market: 0 Agricultural: 0 Common: 108,000 PRINTED 10/02/2025 BY SYS

BEG NW COR OF E1/2 OF SW1/4, RUN E 494.64 FT TO W R/W SR-47, NE A FT, NW 80.05 FT, NE ALONG R/W 75

IZQUIERDO JORGE/OSORIO BEATRIZ
21920 SW STATE ROAD 47
FORT WHITE, FL 32038

2026

17-7S-16-04232-007

BUILDING CHARACTERISTICS

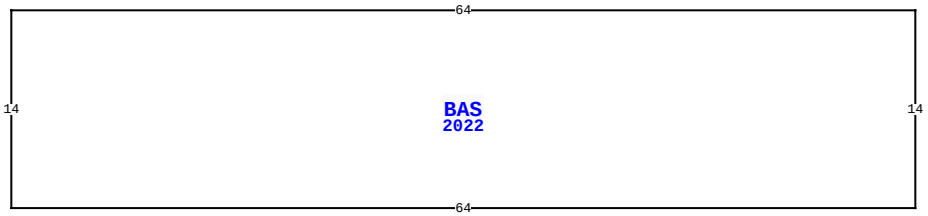
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	17716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	896	100	2022	896	53,690
TOTALS	896			896	53,690

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	896	115.9000	108.95	97,619	1995	1995	0	0	0	45.00	55.00

2 MANUF 1 0% - 2023 Heated Area: 896 HX Base Yr



21920 SW STATE ROAD 47 , FORT WHITE

BLD DATE		LGL DATE	
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COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	363,595
TOTAL JUST VALUE	363,595
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	363,595

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
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GRANTOR: KITE SHIRLEY						
GRANTEE: IZQUIERDO JORGE						
1275/0660	5/23/2014	LE	U	I	14	100
GRANTOR: DONNIE A KITE (UNREMA						
GRANTEE: DONNIE A KITE (LIFE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2022;DPR_YEAR=1995;ORIG=50,20] E64 S14 W64 N14 $
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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 02/14/2022 BY CP Total Acres: 12.00 Total Land Value: 108,000 Market: 0 Agricultural: 0 Common: 108,000 PRINTED 10/02/2025 BY SYS