COMM NE COR OF SEC, RUN S 1688.1
SR-238, W ALONG R/W 872.74 FT FO
ALONG R/W 255.97 FT TO E R/W SR-

WHITE DAVID W/WHITE TAMARRA K
651 SW WATSON ST
FT WHITE, FL 32038

2026

21-6S-16-03902-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		4 100
Frame	03	MASONRY 100
Story Height		0 100
RMS		2 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	03	03

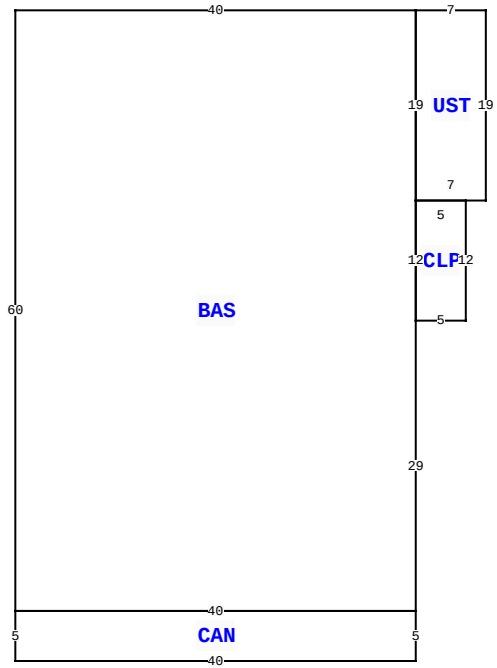
DOR CODE	1200	MXD RES/OFF/STO	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	21616.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,400	100		2,400	28,044
CAN	200	30		60	701
CLP	60	40		24	281
UST	133	40		53	620
TOTALS	2,793			2,537	29,645

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
3600	04	2,537	42.4944	23.37	59,290	1977	1977	0	0	0	50.00	50.00

1 STORE DISC 0% - 0 Heated Area: 2400 HX Base Yr



16139 SW STATE ROAD 47 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

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	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	1995	1995	3	100	300	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	29,645
TOTAL MARKET OB/XF VALUE	300
TOTAL LAND VALUE - MARKET	22,260
TOTAL MARKET VALUE	52,205
SOH/AGL Deduction	0
ASSESSED VALUE	52,205
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	52,205
TOTAL JUST VALUE	52,205
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	52,205

SALE:2:1: 1.06 AC WITH IMP
LAND:1:1: DOR 1994
SALE:1:1: 1.06 AC WITH STORE (SOME PP INCLUDED)
BLDG:1:1: DOR 1994

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7326	RECONNECT	40	07/02/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1029/1627	10/30/2004	CD	Q	I	01	225,000
GRANTOR: OLSZOWER						
GRANTEE: DAVD W & TAMARRA K						
0786/2265	3/02/1994	WD	Q	I	06	40,000
GRANTOR: WILLIAM JAMES JONES J						
GRANTEE: ZYGMUNT OLSZOWER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S60 CAN= S5 E40 N5W40$ E40 N29 CLP= E5 N12 W5 S12$ N12 UST= E7 N19 W7 S19$ N19$.

LAND DESCRIPTION

TOTAL OB/XF 300

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	1100	C	STORE 1FLR	0		A-1	0.00	0.00	1.06	AC		1.00	1.00	1.50	14,000.00	21,000.00	22,260							

REVIEW DATE 06/04/2015 BY DF Total Acres: 1.06 Total Land Value: 22,260 Market: 0 Agricultural: 0 Common: 22,260 PRINTED 10/13/2025 BY SYS