E 300 FT OF W 660 FT OF N 620 FT
SW1/4 OF SE1/4, EX RD R/W ALSO D
NW1/4 OF SW1/4 OF SE1/4.

WEAVER PAUL R
4944 SW COUNTY ROAD 138
FORT WHITE, FL 32038

2026

21-7S-16-04274-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

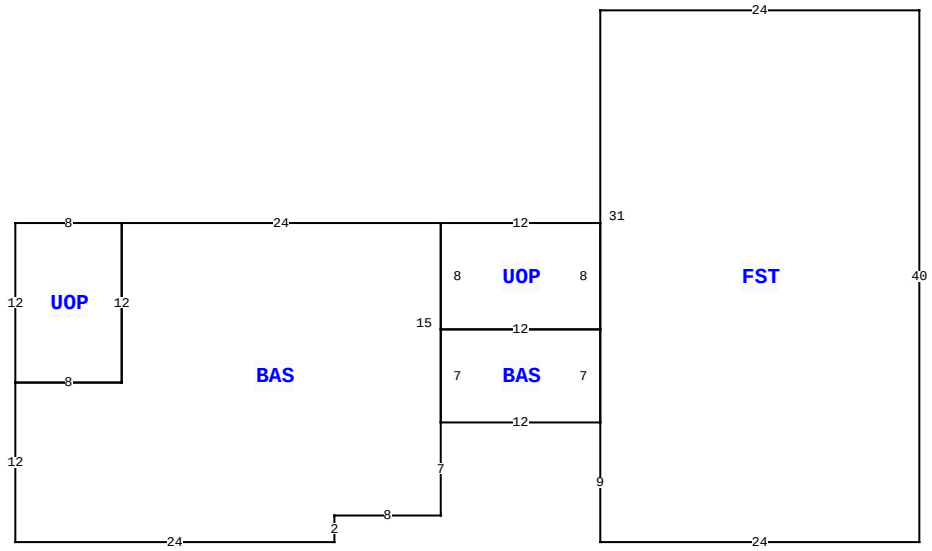
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	02	WALL BOARD 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	02	02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	21716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	84	100		84	5,544
BAS	656	100		656	43,301
FST	960	55		528	34,852
UOP	96	20		19	1,254
UOP	96	20		19	1,254
TOTALS	1,892			1,306	86,205

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,306	76.0410	85.17	111,232	1960	2010	0	0	0	22.50	77.50

1 SINGLE FAM 100% - 0 Heated Area: 740 HX Base Yr



4944 SW COUNTY ROAD 138 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		86,205
TOTAL MARKET OB/XF VALUE		4,000
TOTAL LAND VALUE - MARKET		37,525
TOTAL MARKET VALUE		127,730
SOH/AGL Deduction		61,308
ASSESSED VALUE		66,422
TOTAL EXEMPTION VALUE	WR HX HB VX	48,222
BASE TAXABLE VALUE		18,200
TOTAL JUST VALUE		127,730
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		129,398

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1486/701	3/08/2023	LE	U	I	14	100
GRANTOR: WEAVER PAUL R						
GRANTEE: MOORE GARY E (RMDR)						
0949/2466	3/26/2002	WD	Q	I	01	100
GRANTOR: PAUL R & DIANA WEAVER						
GRANTEE: PAUL R & DIANE J WE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 UOP= W8 S12 E8 N12$ S12 W8 S12 E24 N2 E8 N7 BAS= E12 FST= S9 E24 N40 W24 S31$ N7 UOP= N8 W12 S8 E12$ W12 S7$ N15$.

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	400.00	400.00	50	0	0	3	50	200	
2	0030	BARN,MT	0	0	0	0	1.00	UT	4,000.00	4,000.00	80	2006	2006	3	80	3,200	
3	0255	MBL HOME S	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 4,000

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	3.95	AC		1.00	1.00	1.00	9,500.00	9,500.00	37,525							

REVIEW DATE 12/02/2015 BY DF Total Acres: 3.95 Total Land Value: 37,525 Market: 0 Agricultural: 0 Common: 37,525 PRINTED 11/07/2025 BY SYS