

GAY HUBERT LEE/MARTIN KYLE DEAN
2889 SW FRY AVE
FORT WHITE, FL 32038

22-7S-16-04282-000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall05

CONC BLOCK 80
AVERAGE 20

RooF Structur03

GABLE/HIP 100

RooF Cover03

COMP SHNGL 100

Interior Wall05

DRYWALL 100

Interior Floo06

VINYL ASB 100

Air Condition02

WINDOW 100

Heating Type02

CONVECTION 100

Bedrooms

3 100

Bathrooms

1 100

Frame01

NONE 100

Stories

1. 1. 100

Architectual05

CONV 100
0 100

Condition Adj03

03 100

Kitchen Adjus01

01 100

Quality05

05

DOR CODE

5000IMPROVED AG

MAP NUM

MKT AREA02

NEIGHBORHOODLOC

22716.001.00/

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

384

100

384

23,902

BAS

864

100

864

53,780

UOP

52

20

10

622

UOP

60

20

12

747

UST

180

45

81

5,042

TOTALS

1,540

1,351

84,093

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTAPNORM% COND

0100011,35194.2000105.50142,5301960196000635.0059.00

1 SINGLE FAM0% - 2023Heated Area: 1248HX Base Yr

24

36

10

6

10

18

24

16

23

13

4

16

UOP

UOP

UST

BAS

BAS

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/07/2025MLU

EXTRA FEATURES

2905 SW FRY AVE, FORT WHITE

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

10297SHED CONCR00001.00UT0.000.001000003100300

20296SHED METAL00001.00UT0.000.001000003100100

30070CARPORT UF00001.00UT0.000.00100201020103100200

40070CARPORT UF00001.00UT0.000.00100201020103100300

50294SHED WOOD/00001.00UT0.000.001002014201431001,500

LAND DESCRIPTION

TOTAL OB/XF2,400

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

10100CSFR00A-10.000.001.00AC1.001.001.0014,000.0014,000.0014,000

26200AA PASTURE 3000.001.48AC1.001.001.00280.00280.00414

39910MMKT. VAL. AG000.001.48AC1.001.001.0014,000.0014,000.0020,720

REVIEW DATE01/24/2024BYJB

Total Acres: 2.48Total Land Value: 14,414Market: 20,720Agricultural: 414Common: 14,000PRINTED 11/07/2025 BY SYS

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUE84,093

TOTAL MARKET OB/XF VALUE2,400

TOTAL LAND VALUE - MARKET34,720

TOTAL MARKET VALUE100,907

SOH/AGL Deduction0

ASSESSED VALUE100,907

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE100,907

TOTAL JUST VALUE121,213

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE121,213

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

1481/155412/20/2022WDUI30300

GRANTOR: GAY BETTY G

GRANTEE: BLANTON MELISSA JEA

1389/49257/17/2019LEUI14100

GRANTOR: BETTY G GAY

GRANTEE: BETTY G GAY (LIFE E

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 S24 E23 UOP= S4 E13N4 W13\$ E13 BAS= E16 N24 W16 S24\$ N24\$ UST= E18 N10 W18 S10\$ UOP= N10 W6 S10 E6 \$.