E1/2 OF W1/2 OF SE1/4 OF SE1/4 E
& ALSO THE W1/2 OF E1/2 OF SE1/4
(AKA LOTS 42 & 43 RUM ISLAND RAN

LILLQUIST JAMES R/LILLQUIST JOYCE
930 SW FEATHER LN
FORT WHITE, FL 32038

2026

25-7S-16-04321-021

BUILDING CHARACTERISTICS

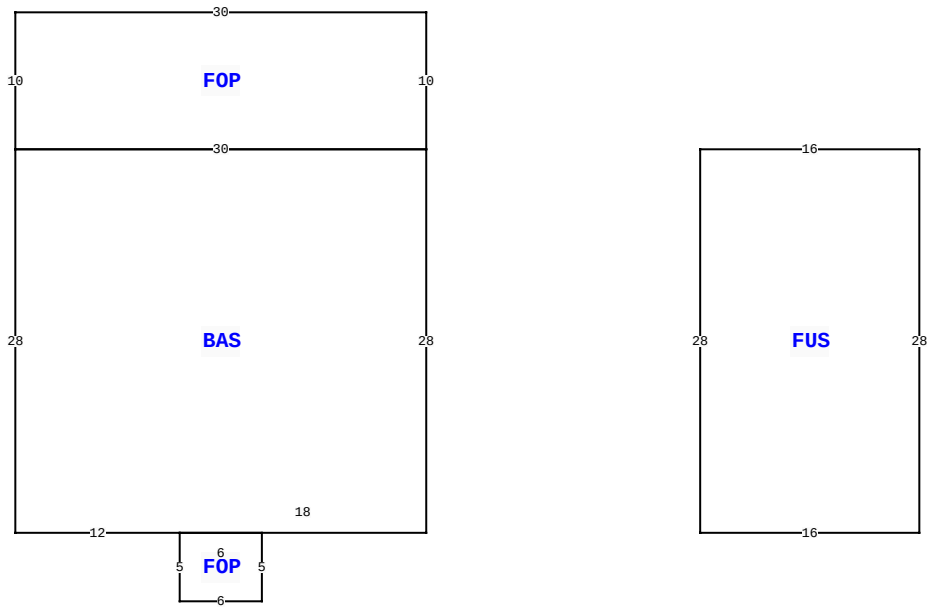
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	25716.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100		840	63,908
FOP	30	30		9	685
FOP	300	30		90	6,847
FUS	448	100		448	34,084
TOTALS	1,618			1,387	105,524

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,387	95.3400	106.78	148,104	2002	2002	0	0	0	28.75	71.25

1 SINGLE FAM 100% - 2003 Heated Area: 1288 HX Base Yr 2003



930 SW FEATHER LN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		105,524
TOTAL MARKET OB/XF VALUE		8,071
TOTAL LAND VALUE - MARKET		180,000
TOTAL MARKET VALUE		293,595
SOH/AGL Deduction		126,759
ASSESSED VALUE		166,836
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		116,114
TOTAL JUST VALUE		293,595
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		295,446

PRMT:3:1: TRVL TRL/UTILITY

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19427	SFR	230	04/12/2002
19149	TR/TRAILER	75	01/24/2002
16457	M H	75	01/04/2000
14763	CHARITABLE	75	12/14/1998
13580	STORAGE	50	02/02/1998
13569	M H	125	01/28/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0788/0165	3/21/1994	WD	U	V	12	20,000

GRANTOR: ANNIE P RUSSELL

GRANTEE: JAMES R & JOYCE E L

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N28 FOP= N10 W30 S10 E30$ W30 S28 E12 FOP= S5 E6 N5 W6$ E18$ PTR= E20 FUS= E16 N28 W16 S28$ W20$.

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	12	24	288.00	UT	10.50	10.50	100	1998	1998	3	100	3,024	
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2002	2002	3	100	1,200	
3	0296	SHED METAL	0	100	9	14	1.00	UT	0.00	0.00	100	2002	2002	3	100	100	
4	0080	DECKING	0	100	14	14	980.00	UT	0.80	0.80	80	2002	2002	3	80	627	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
6	0294	SHED WOOD/	0	100	12	16	192.00	UT	10.00	10.00	100	2010	2010	3	100	1,920	

LAND DESCRIPTION

TOTAL OB/XF 8,071

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	10.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	90,000							
2	0000	C	VAC RES	100		00	0.00	0.00	10.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	90,000							

REVIEW DATE 07/24/2015 BY TW Total Acres: 20.00 Total Land Value: 180,000 Market: 0 Agricultural: 0 Common: 180,000 PRINTED 11/20/2025 BY SYS