



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	12	HARDWOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	02	02 100
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	36	100		36	2,429
BAS	112	100		112	7,557
BAS	862	100		862	58,159
BAS	1,921	100		1,921	129,610
FOP	48	30		14	944
PTO	576	5		29	1,957

TOTALS	3,555			2,974	200,656
--------	-------	--	--	-------	---------

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0280	POOL R/CON	0 100	32	16	512.00	UT	70.00	
2	0021	BARN, FR AE	0 100	0	0	1.00	UT	0.00	
3	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	
4	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	
5	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		A-1	0.00	0.00	5.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,974	92.6820	103.80	308,701	1980	1980		0	0	35.00	65.00
1 SINGLE FAM 100% - 0 Heated Area: 2931 HX Base Yr												
1746 SW COUNTY ROAD 138 , FORT WHITE												

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

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		200,656	
TOTAL MARKET OB/XF VALUE		18,236	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		268,892	
SOH/AGL Deduction		108,534	
ASSESSED VALUE		160,358	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		109,636	
TOTAL JUST VALUE		268,892	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		268,892	

XF0B:3:1: AROUND POOL			
LAND:1:1: PART OF LOT 19			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
894/2075	12/01/1999	QC	U	I	11	100
GRANTOR: DAROZA JAMES L						
GRANTEE: DAROZA KATHY						
0682/0652	4/13/1989	WD	Q	I		70,000
GRANTOR: DAVIS HERBERT						
GRANTEE: DAROZA JAMES						

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS= W23 BAS= N4 W9 S4 E9\$ W16 BAS= N8 W14 S8 E14\$ W14 S35 BAS= W10 S29 E32 N26 W22 N3\$ S3 E22 N3 E7 FOP= S6 E8 N6 W8\$ E24 N26 PTO= E24 N24 W24 S24\$ N9\$.									