SE1/4 OF SE1/4 OF SW1/4 & S1/2 O OF SE1/4.

WESTMORELAND WILLIAM S III/WESTMORELAND LORETTA
848 SW TRULUCK TER
FORT WHITE, FL 32038

2025

26-7S-16-04333-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

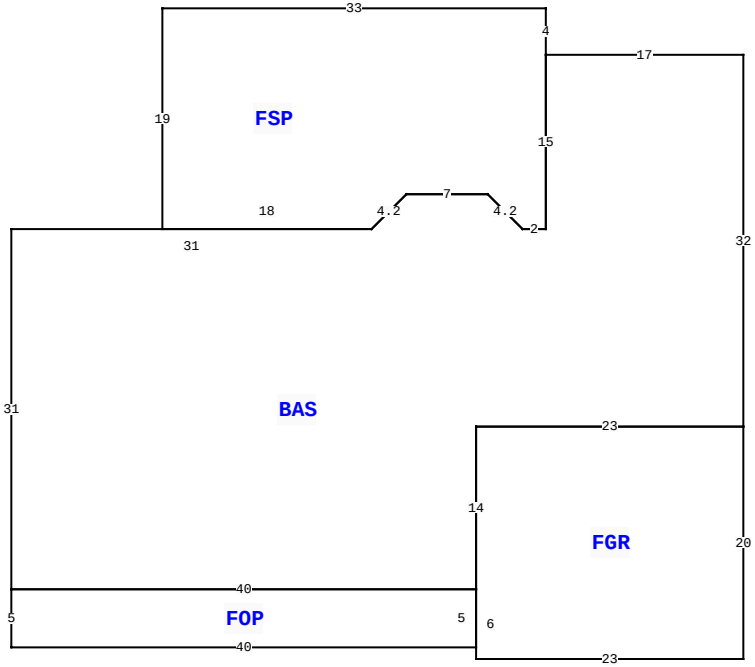
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,916	100		1,916	256,448
FGR	460	55		253	33,863
FOP	200	30		60	8,031
FSP	597	40		239	31,989
TOTALS	3,173			2,468	330,331

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,468	128.4976	143.92	355,195	2017	2017	0	0	0	7.00	93.00

3 SINGLE FAM 100% - 2018 Heated Area: 1916 HX Base Yr 2018



848 SW TRULUCK TER, 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		330,331
TOTAL MARKET OB/XF VALUE		3,200
TOTAL LAND VALUE - MARKET		150,000
TOTAL MARKET VALUE		346,651
SOH/AGL Deduction		119,356
ASSESSED VALUE		227,295
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		176,573
TOTAL JUST VALUE		483,531
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		466,204

BLDG:1:1: MERIT MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35513	PUMP/UTPOL	50	07/05/2017
34448	SFR	0	09/14/2016
26163	SFR	553	08/23/2007
9274	M H	125	01/23/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0507/0216	3/02/1983	WD	Q	V	01	19,636

GRANTOR: LUTHER M & LENOREA R

GRANTEE: WILLIAMS SULLIVAN I

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 FSP= N4 W33 S19 E18 R3 U3 E7 D3 R3 E2 N15$ S15 W2 L3 U3 W7 D3 L3 W31 S31 FOP= S5 E40 N5 W40$ E40 FGR= S6 E23 N20 W23 S14$ N14 E23 N32$.

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	0166	CONC,PAVMT	0	100	0	0	400.00	UT	3.00	3.00	100	2008	2008	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
3	0080	DECKING	0	100	15	24	360.00	UT	5.00	5.00	100	2017	2017	3	100	1,800	

LAND DESCRIPTION

TOTAL OB/XF 3,200

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			0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	280.00	280.00	2,520							
3	6200	A	PASTURE 3	0		00	0.00	0.00	20.00	AC		1.00	1.00	1.00	280.00	280.00	5,600							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	29.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	145,000							

REVIEW DATE 12/29/2017 BY HC Total Acres: 30.00 Total Land Value: 13,120 Market: 145,000 Agricultural: 8,120 Common: 5,000 PRINTED 08/20/2025 BY SYS