

2025

28-6S-16-03961-001



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY														
Exterior Wall	19	COMMON BRK 100	0100	01	2,414	100.2204	108.24	261,291	1978	1978	0	0	0	35.00	65.00	VALUATION BY STANDARD													
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM - 100% - 2019													Heated Area: 2237 HX Base Yr 2019													
Roof Cover	03	COMP SHNGL 100														Tax Group: 4 Tax Dist:													
Interior Wall	05	DRYWALL 100														BUILDING MARKET VALUE 169,839													
Interior Floo	14	CARPET 90														TOTAL MARKET OB/XF VALUE 11,588													
Interior Floo	08	SHT VINYL 10														TOTAL LAND VALUE - MARKET 38,240													
Air Condition	03	CENTRAL 100														TOTAL MARKET VALUE 219,667													
Heating Type	04	AIR DUCTED 100														SOH/AGL Deduction 56,398													
Bedrooms	3	100														ASSESSED VALUE 163,269													
Bathrooms	2.5	100														TOTAL EXEMPTION VALUE HX HB 50,722													
Frame	01	NONE 100														BASE TAXABLE VALUE 112,547													
Stories	1	1. 100														TOTAL JUST VALUE 219,667													
Architectual	05	CONV 100	NCON VALUE 0																										
Units	0	100	INCOME VALUE																										
Condition Adj	02	02 100	PREVIOUS YEAR MKT VALUE 214,944																										
Kitchen Adjus	01	01 100																											
Quality	05	05																											
DOR CODE	0100 SINGLE FAMILY																												
MAP NUM																													
NEIGHBORHOOD/LOC	28616.00 1.00/																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	2,237	100		2,237	157,386																								
FCP	390	25		98	6,895																								
FOP	66	30		20	1,407																								
FST	108	55		59	4,151																								
TOTALS	2,801			2,414	169,839																								
EXTRA FEATURES										BLD DATE										LGL DATE									
										XF DATE										LAND DATE									
										INC DATE										AG DATE									
17530 SW STATE ROAD 47 , 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												
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200													
2	0280	POOL R/CON	0	100	16	32	512.00	UT	35.00	35.00	100	1978	1978	3	40	7,168													
3	0040	BARN,POLE	0	100	26	50	1.00	UT	0.00	0.00	100	0	0	3	100	1,820													
4	0297	SHED CONCR	0	100	25	26	1.00	UT	0.00	0.00	100	0	0	3	100	1,300													
5	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	100													
TOTAL OB/XF 11,588																													
LAND DESCRIPTION																													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	4.78	AC		1.00	1.00	1.00	8,000.00	8,000.00	38,240												
REVIEW DATE 06/10/2015 BY TW Total Acres: 4.78 Total Land Value: 38,240 Market: 0 Agricultural: 0 Common: 38,240 PRINTED 05/12/2025 BY SYS																													