LOT 7 THE MEADOWS OF TUSKENOOGEE

882-2253,

HYE EUGENE P/HYE SHELLY A
2082 COUNTY RD 18
FORT WHITE, FL 32038

2026

29-6S-17-09807-107

BUILDING CHARACTERISTICS

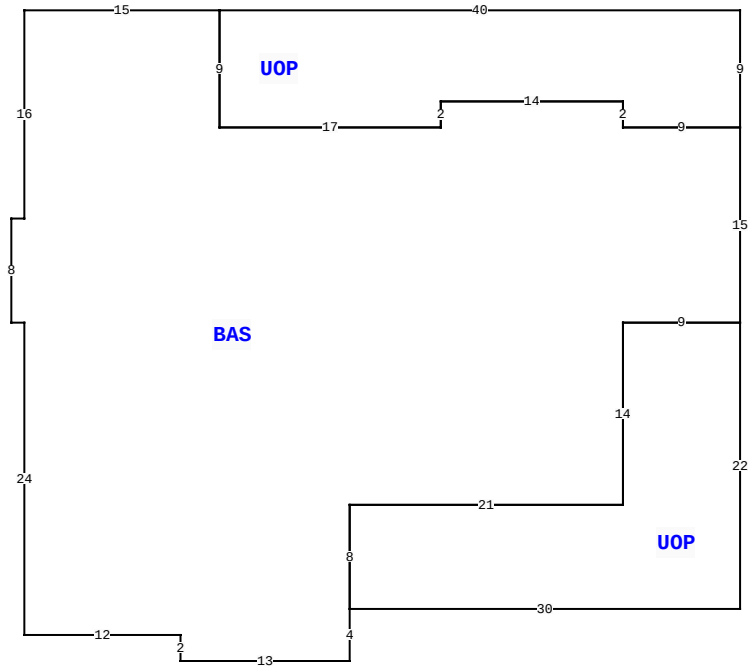
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	29617.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,916	100		1,916	128,414
UOP	332	20		66	4,424
UOP	366	20		73	4,893
TOTALS	2,614			2,055	137,730

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,055	77.2120	86.48	177,716	2007	2007	0	0	0	22.50	77.50

2 SINGLE FAM 100% - 2001 Heated Area: 1916 HX Base Yr 2001



2082 SW COUNTY ROAD 18 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 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		137,730
TOTAL MARKET OB/XF VALUE		1,000
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		193,730
SOH/AGL Deduction		82,151
ASSESSED VALUE		111,579
TOTAL EXEMPTION VALUE	HX HB DX 13	111,579
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		193,730
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		195,951

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21219	SFR	305	10/30/2003
17098	M H	125	06/16/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0882/2253	6/18/1999	WD	Q	V		28,900

GRANTOR: A BAR S LAND & CATTLE

GRANTEE: HYE'S

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 S16 W1 S8 E1 S24 E12 S2 E13 N4 UOP= E30 N22 W9 S14 W21 S8$ N8 E21 N14 E9 N15 UOP= N9 W40 S9 E17 N2 E14 S2 E9$ W9 N2 W14 S2 W17 N9 $.

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	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,000

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	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 10/18/2017 BY DF Total Acres: 5.01 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 10/07/2025 BY SYS