

LOT 40 SANTA FE RIVER PLANTATION
478-32, 762-1370, WD 1325-1732,

MALONE HAROLD TRELAWNEY/MALONE TAMMY KATHLEEN
710 SW WOODLAND AVE
FORT WHITE, FL 32038

2026

30-7S-17-10058-511



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
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	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	30717.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,410	100		1,410	199,354
FCP	360	25		90	12,725
FOP	128	30		38	5,373
FSP	200	40		80	11,310
TOTALS	2,098			1,618	228,762

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0166	CONC, PAVMT	0	100	0	0	429.00	UT	2.00	2.00	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	
5	0031	BARN, MT AE	0	100	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	0100	C	SFR	100		00	0.00	0.00	1.70	AC	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,618	137.2140	153.68	248,654	2017	2017	0	0	8.00	92.00

1 SINGLE FAM 100% - 2019 Heated Area: 1410 HX Base Yr 2019

Diagram showing property layout with dimensions and area labels: BAS (32x30), FCP (12x30), FOP (16x8), FSP (20x10). Total dimensions: 32x30x12x30x16x8x20x10.

710 SW WOODLAND AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			228,762
TOTAL MARKET OB/XF VALUE			32,758
TOTAL LAND VALUE - MARKET			39,100
TOTAL MARKET VALUE			300,620
SOH/AGL Deduction			161,299
ASSESSED VALUE			139,321
TOTAL EXEMPTION VALUE			50,722
BASE TAXABLE VALUE			88,599
TOTAL JUST VALUE			300,620
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			303,106

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD
3665/1462	7/24/2018	WD Q	I 01
SALE PRICE			
212,500			
GRANTOR: PATRICIA BLAIR			
GRANTEE: HAROLD T & TAMMY K			
1325/1732	11/04/2016	WD Q	V 01
SALE PRICE			
18,000			
GRANTOR: CRAIG WAGNER & WENDY			
GRANTEE: PATRICIA BLAIR			

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W15 FSP= N10 W20 S10 E20\$ W32 S30 E11 FOP= S8 E16 N8 W16\$ E36 FCP= E12 N30 W12 S30\$ N30\$.											

TOTAL OB/XF											
32,758											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	0100	C	SFR	100		00	0.00	0.00	1.70	AC	