



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	14	CARPET 80			
Interior Floo	15	HARDTILE 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			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality			07	07	
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	2,087	100		2,087	227,876
FGR	576	55		317	34,613
FOP	161	30		48	5,241
FSP	440	40		176	19,217
UDU	720	55		396	43,239
TOTALS	3,984			3,024	330,184

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	3,024	120.3576	134.80	407,635	2006	2006	0	0	0	19.00	81.00	
1 SINGLE FAM 100% - 2007 Heated Area: 2087 HX Base Yr 2007													
200 SW BAY PL, FORT WHITE													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/07/2025 MLU													

EXTRA FEATURES													
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
1	0166	CONC, PAVMT	0 100	0	0	832.00	UT	3.00	3.00	100	2006	2006	3 100
2	0260	PAVEMENT-A	0 100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3 100
3	0251	LEAN TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3 100
TOTAL OB/XF 3,696													

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
1	0100	C	SFR	100		00	0.00	0.00	2.24	AC		1.00	1.00
TOTAL ADJ 1.00													
UNIT PRICE 23,000.00 ADJ UNIT PRICE 23,000.00 LAND VALUE 51,520													
OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV													

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		330,184	
TOTAL MARKET OB/XF VALUE		3,696	
TOTAL LAND VALUE - MARKET		51,520	
TOTAL MARKET VALUE		385,400	
SOH/AGL Deduction		130,378	
ASSESSED VALUE		255,022	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		204,300	
TOTAL JUST VALUE		385,400	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		389,477	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053835	Roof Replacement	8,400	08/13/2025
000048130	Remodel	5,700	09/14/2023
24296	SFR	633	03/24/2006
24297	STORAGE	50	03/24/2006

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1355/0326	1/10/2018	QC U	I	11		100	
GRANTOR: RONALD RICHARD & MARC							
GRANTEE: RONALD RICHARD & MA							
1066/2451	11/30/2005	WD Q	V			81,500	
GRANTOR: HELMERS							
GRANTEE: OLSZAK							

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W18 FSP= N12 W38 S12 E16 R2 U2 E6 D2 R2 E12 \$ W12 L2 U2 W6 D2 L2 W16 S38 FGR= S24 E24 N24 W24\$ E24 FOP= S4 E12 S3 E8 N7 W1 N3 W19 S3\$ N3 E19 S3 E13 N38\$ PTR= N30 UDU= N24 W30 S24 E30\$ S30\$.													