

LOT 16 SANTA FE RIVER PLANTATION
OF LOT 46.

HYLAND RICHARD TODD/HYLAND KIMBERLY DAWN
403 SW WOODLAND AVE
FORT WHITE, FL 32038

2026

30-7S-17-10058-606



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	PAGE 1 of 1																				
Exterior Wall	17	MSNRY STUC 100	0100	01	2,099	145.2182	162.64	341,381	1995	2010	0	0	0	15.00	85.00	VALUATION SUMMARY																			
Roof Structur	08	IRREGULAR 100	1 SINGLE FAM 100% - 2024													Heated Area: 1584																			
Roof Cover	12	MODULAR MT 100														HX Base Yr 2024																			
Interior Wall	05	DRYWALL 100																																	
Interior Floop	15	HARDTILE 100																																	
Air Condition	03	CENTRAL 100																																	
Heating Type	04	AIR DUCTED 100																																	
Bedrooms		3 100																																	
Bathrooms		2 100																																	
Frame	01	NONE 100																																	
Stories	1.	1. 100																																	
Architectural	05	CONV 100																																	
Units		0 100																																	
Condition Adj	03	03 100																																	
Kitchen Adjus	02	02 100																																	
Quality			07	07														VALUATION BY																	
DOR CODE			0100	SINGLE FAMILY													Tax Group: 3																		
MAP NUM																Tax Dist:																			
NEIGHBORHOOD/LOC			30717.010	1.00/													BUILDING MARKET VALUE																		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE														TOTAL MARKET OB/XF VALUE																
BAS	1,584	100		1,584	218,979														290,174																
FEP	288	80		230	31,796														TOTAL LAND VALUE - MARKET																
FGR	504	55		277	38,293														26,400																
FOP	28	30		8	1,106														TOTAL MARKET VALUE																
TOTALS			2,404		2,099	290,174														SOH/AGL Deduction															
EXTRA FEATURES																ASSESSED VALUE																			
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	TOTAL EXEMPTION VALUE																		
1	0166	CONC, PAVMT	0	100	0	0			822.00	UT	1.50				1.50	100	1995	1995	3	100	1,233		HX HB												
2	0294	SHED WOOD/	0	100	8	14			1.00	UT	0.00				0.00	100	1995	1995	3	100	300		BASE TAXABLE VALUE												
3	0260	PAVEMENT-A	0	100	0	0			1.00	UT	0.00				0.00	100	2017	2017	3	100	1,000		TOTAL JUST VALUE												
LAND DESCRIPTION																TOTAL OB/XF																			
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		00	0.00	0.00	1.20	AC		1.00	1.00	1.00	22,000.00	22,000.00	26,400																		
REVIEW DATE 04/23/2024 BY JS Total Acres: 1.20 Total Land Value: 26,400 Market: 0 Agricultural: 0 Common: 26,400 PRINTED 11/07/2025 BY SYS																																			