

COPPOCK ALLEN/COPPOCK CHRISTINE
286 SW THORNE LN
FORT WHITE, FL 32038

30-7S-17-10058-633

COLUMBIA COUNTY PROPERTY						PAGE 1 of 1	3
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 3				Tax Dist:			
BUILDING MARKET VALUE				290,295			
TOTAL MARKET OB/XF VALUE				71,966			
TOTAL LAND VALUE - MARKET				29,640			
TOTAL MARKET VALUE				391,301			
SOH/AGL Deduction				110,444			
ASSESSED VALUE				280,857			
TOTAL EXEMPTION VALUE				HX HB	50,722		
BASE TAXABLE VALUE				230,135			
TOTAL JUST VALUE				391,301			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				375,512			
PERMIT NUM		DESCRIPTION		AMT		ISSUED	
40844		POOL ENCL		0		11/04/2020	
40489		POOL		0		09/03/2020	
37950		STORAGE		173		04/03/2019	
SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1352/2686	1/31/2018	WD	Q	I	01	225,000	
GRANTOR: KAY D PROULX							
GRANTEE: ALLEN & CHRISTINE C							
0920/2127	2/15/2001	WD	Q	I		140,000	
GRANTOR: JAMES & DAWN COFFEY							
GRANTEE: KAY PROULX							
BUILDING NOTES							

EXTRA FEATURES							286 SW THORNE LN, FORT WHITE				INC DATE				AG DATE		04/11/2022	
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	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	560		
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	620		
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400		
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2017	2017	3	100	1,200		
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	3,500		
6	0210	GARAGE U	0	100	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	9,500		
7	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	200		
8	0280	POOL R/CON	0	100	15	30	450.00	UT	70.00	70.00	100	2021	2020		93	29,295		
9	0282	POOL ENCL	0	100	28	41	1,148.00	UT	15.00	15.00	100	2021	2020		75	12,915		
10	0282	POOL ENCL	0	100	28	41	1,148.00	UT	15.00	15.00	100	2022	2021		80	13,776		

[illegible]