LOT 36 THORNWOOD S/D.
WD 1030-2804, WD 1076-2360, LE 1

SORIA EDSON/SORIA MAXIMINA
150 SW GREENWOOD TERR
FORT WHITE, FL 32038

2026

34-6S-16-04056-136

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

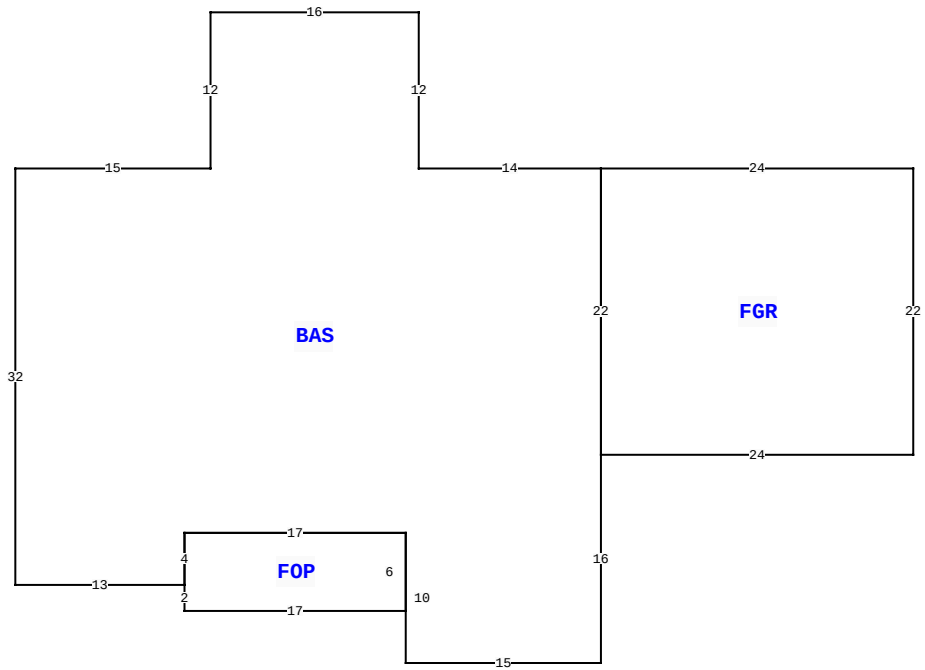
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	16.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,654	100		1,654	172,170
FGR	528	55		290	30,187
FOP	102	30		31	3,227
TOTALS	2,284			1,975	205,584

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,975	114.7410	128.51	253,807	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2008 Heated Area: 1654 HX Base Yr 2008



150 SW GREENWOOD TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		205,584
TOTAL MARKET OB/XF VALUE		4,465
TOTAL LAND VALUE - MARKET		28,000
TOTAL MARKET VALUE		238,049
SOH/AGL Deduction		89,725
ASSESSED VALUE		148,324
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		97,602
TOTAL JUST VALUE		238,049
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		240,587

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049741	Roof Replacement	21,437	05/07/2024
23834	SFR	408	11/08/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1439/589	6/04/2021	LE	U	I	14	100
GRANTOR: SORIA EDSON						
GRANTEE: SORIA EDSON						
1076/2360	3/06/2006	WD	Q	I		157,800
GRANTOR: IMAGE DEVELOPMENT GRO						
GRANTEE: EDSON & MAXIMINA SO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 N12 W16 S12 W15 S32 E13 FOP= S2 E17 N6 W17 S4$ N4 E17 S10 E15 N16 FGR= E24 N22 W24 S22$ N22$.

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	0166	CONC,PAVMT	0	100	0	0	1,786.00	UT	2.50	2.50	100	2006	2006	3	100	4,465	

LAND DESCRIPTION

TOTAL OB/XF 4,465

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	28,000.00	28,000.00	28,000							

REVIEW DATE 07/15/2024 BY JS Total Acres: 1.25 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/18/2025 BY SYS