

LOT 18 FORT WHITE PARK.
724-688, 856-010, 911-1467, 919-

CROSBY JAMES R
17489 NW 239 TH TER
HIGH SPRINGS, FL 32643

2026

34-6S-16-04060-118



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	15	HARDTILE 10
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
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	34616.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,280	100		1,280	114,822
FGR	441	55		243	21,799
FOP	160	30		48	4,306
FSP	144	40		58	5,203
UOP	180	20		36	3,229
TOTALS	2,205			1,665	149,359

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0180	FPLC 1STRY	0	0	0	1.00	UT	2,000.00	2,000.00
2	0166	CONC,PAVMT	0	0	16	432.00	UT	2.00	2.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		A-1	0.00	0.00	1.00

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,665	116.5000	130.48	217,249	1997	2000	0	0	31.25	68.75

1 SINGLE FAM 0% - 0

Heated Area: 1280

HX Base Yr

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

03/11/2022 MLU

TOTAL OB/XF									
2,864									

COLUMBIA COUNTY PROPERTY			
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VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		149,359	
TOTAL MARKET OB/XF VALUE		2,864	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		167,223	
SOH/AGL Deduction		0	
ASSESSED VALUE		167,223	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		167,223	
TOTAL JUST VALUE		167,223	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		169,938	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043094	Roof Replacement	13,107	11/03/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1500/2787	9/25/2023	QC	U	I	11	61,600
GRANTOR: CROSBY JAMES R						
GRANTEE: CROSBY JAMES R						
1297/1301	6/30/2015	WD	Q	I	01	118,500
GRANTOR: JENNIFER KIRKLAND & M						
GRANTEE: CROSBY JAMES R						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W30 S48 E14 FOP= E16 N10 W16 S10\$ N10 E16 N23 FSP= E12 FGR= S6 E21 N21 W21S15\$ N12 W12 S12\$ N12 UOP= E12 N15 W12 S15\$ N3\$.									