

LANGELIER JOHN KIRBY LIVING TRUST
542 SW LANGELIER DR
FT WHITE, FL 32038

2026

36-7S-16-04351-001

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur

3208HARDIE BRD 100
IRREGULAR 100

Roof Cover Interior Wall

1205MODULAR MT 100
DRYWALL 100

Interior Floor Interior Floor

1214HARDWOOD 80
CARPET 20

Air Condition Heating Type

0304CENTRAL 100
AIR DUCTED 100

Bedrooms Bathrooms Frame

2 100
2 100
01 NONE 100

Stories Architectual Units

1.5051.5 100
CONV 100
0 100

Condition Adj Kitchen Adjus

030103 100
01 01 100

Quality

0505

DOR CODE

0100SINGLE FAMILY

MAP NUM

MKT AREA02

NEIGHBORHOOD/LOC

36716.001.00/

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,7921001,792178,795
FOP9630292,893
FSP5124020520,454
FUS25610025625,542

TOTALS

2,6562,282227,685

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10294SHED WOOD/010010161.00UT0.000.00100199919993100700

20190FPLC PF0100001.00UT1,200.001,200.001001999199931001,200

30084DOCK-RIVER0100480320.00UT14.5014.50100199919993401,856

40166CONC,PAVMT0100830240.00UT2.002.00100199919993100480

50294SHED WOOD/0100001.00UT0.000.00100201020103100200

60296SHED METAL0100001.00UT0.000.00100201020103100300

70080DECKING0100001.00UT0.000.00100201020103100100

80060CARPORT F010032321,024.00UT3.503.501002010201031003,584

90169FENCE/WOOD0100001.00UT0.000.00100201520153100100

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSNIT TYPEDTDPHT FACT% COND TOT ADJUNIT PRICERADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10132CSFR RIVER100000.000.0010.00AC1.001.001.0013,000.0013,000.00130,000

REVIEW DATE07/14/2015BYDFTotal Acres: 10.00Total Land Value: 130,000Market: 0Agricultural: 0Common: 130,000PRINTED 11/07/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA

0100012,282120.3867134.83

TOT ADJ PTS

120.3867

EFF. BASE RATE

134.83

REPL. COST NEW

307,682

AYB

1999

EYB

1999

ECON

0

FNCT

0

NORM

026.00

% COND

74.00

1 SINGLE FAM

100% - 2002

Heated Area: 2048

HX Base Yr 2002

FUS

FSP

BAS

FOP

BLD DATE

XF DATE

INC DATE

603/31/2022

MLU

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUE227,685

TOTAL MARKET OB/XF VALUE8,520

TOTAL LAND VALUE - MARKET130,000

TOTAL MARKET VALUE366,205

SOH/AGL Deduction151,396

ASSESSED VALUE214,809

TOTAL EXEMPTION VALUEHX HB WR55,722

BASE TAXABLE VALUE159,087

TOTAL JUST VALUE366,205

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE369,282

SALES DATA

OFF RECORD NumberDATEINSTTYPEQUANTITYVALUERSNCD SALE PRICE

1277/02917/02/2014WDUUI11100

GRANTOR: JOHN KIRBY LANGELIER

GRANTEE: JOHN KIRBY LANGEIE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 S48 E16 FOP= S6 E16 N6 W16\$ E32 N32 FSP= N16 W32 S16 E32\$ W32 N16 PTR= N20 FUS= N16 W16 S16 E16\$ S20\$.