

MARTIN CHRISTOPHER S/MARTIN DORA L  
277 SW AQUA WAY  
FORT WHITE, FL 32038

36-7S-16-04351-006

BUILDING CHARACTERISTICS

| ELEMENT             | CD               | CONSTRUCTION      |      |              |                      |
|---------------------|------------------|-------------------|------|--------------|----------------------|
| Exterior Wall       | 17               | MSNRY STUC 100    |      |              |                      |
| Roof Structure      | 08               | IRREGULAR 100     |      |              |                      |
| Roof Cover          | 03               | COMP SHNGL 100    |      |              |                      |
| Interior Wall       | 05               | DRYWALL 100       |      |              |                      |
| Interior Floor      | 15               | HARDTILE 80       |      |              |                      |
| Interior Floor      | 12               | HARDWOOD 20       |      |              |                      |
| Air Condition       | 03               | CENTRAL 100       |      |              |                      |
| Heating Type        | 04               | AIR DUCTED 100    |      |              |                      |
| Bedrooms            |                  | 4 100             |      |              |                      |
| Bathrooms           |                  | 3.5 100           |      |              |                      |
| Frame               | 03               | MASONRY 100       |      |              |                      |
| Stories             | 2.               | 2. 100            |      |              |                      |
| Architectural Units | 05               | CONV 100<br>0 100 |      |              |                      |
|                     |                  |                   |      |              |                      |
| Quality             | 07               | 07                |      |              |                      |
| DOR CODE            | 0100             | SINGLE FAMILY     |      |              |                      |
| MAP NUM             |                  | MKT AREA 02       |      |              |                      |
| NEIGHBORHOOD/LOC    | 36716.00         | 1.00/             |      |              |                      |
| AREA TYPE           | TOTAL GROSS AREA | PCT OF BASE       | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS                 | 2,076            | 100               |      | 2,076        | 278,989              |
| FGR                 | 552              | 55                |      | 304          | 40,854               |
| FOP                 | 45               | 30                |      | 14           | 1,881                |
| FOP                 | 528              | 30                |      | 158          | 21,234               |
| FOP                 | 641              | 30                |      | 192          | 25,802               |
| FST                 | 184              | 55                |      | 101          | 13,573               |
| FUS                 | 1,880            | 100               |      | 1,880        | 252,650              |
| UGR                 | 460              | 45                |      | 207          | 27,818               |
| TOTALS              | 6,366            |                   |      | 4,932        | 662,801              |

MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM    | % COND |
|------|-----|-----------|-------------|----------------|----------------|------|------|------|------|---------|--------|
| 0100 | 01  | 4,932     | 133.3216    | 149.32         | 736,446        | 2015 | 2015 | 0    | 0    | 0 10.00 | 90.00  |

1 SINGLE FAM 100% - 2016 Heated Area: 3956 HX Base Yr 2016

COLUMBIA COUNTY PROPERTY

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| VALUATION SUMMARY         |              |
|---------------------------|--------------|
| VALUATION BY              | STANDARD     |
| Tax Group: 3              | Tax Dist:    |
| BUILDING MARKET VALUE     | 662,801      |
| TOTAL MARKET OB/XF VALUE  | 13,272       |
| TOTAL LAND VALUE - MARKET | 116,640      |
| TOTAL MARKET VALUE        | 792,713      |
| SOH/AGL Deduction         | 528,667      |
| ASSESSED VALUE            | 264,046      |
| TOTAL EXEMPTION VALUE     | HX HB 50,722 |
| BASE TAXABLE VALUE        | 213,324      |
| TOTAL JUST VALUE          | 792,713      |
| NCON VALUE                | 0            |
| INCOME VALUE              |              |
| PREVIOUS YEAR MKT VALUE   | 800,582      |

| PERMIT NUM | DESCRIPTION | AMT   | ISSUED     |
|------------|-------------|-------|------------|
| 33089      | GARAGE      | 236   | 06/17/2015 |
| 32605      | POOL        | 140   | 01/13/2015 |
| 28686      | SFR         | 1,427 | 06/24/2010 |

SALES DATA

| OFF RECORD Number | DATE      | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|-------------------|-----------|-----------|-------|-------|--------|------------|
| 1036/0019         | 1/11/2005 | WD        | Q     | V     |        | 80,400     |

GRANTOR: COCHRAN

GRANTEE: MARTIN

0779/2165 9/07/1993 WD Q V 27,000

GRANTOR: FRANKENHAUSER

GRANTEE: DOUGLAS COCHRAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N35 FOP= E6 N21 W10 S8 D6 L6 W11 L6 U6 N8 W10 FGR= W23 S24 E23 N24\$ S10 E3 R1 D1 S4 E1 D4 R4 S2 E17 R3 U3 E5 D3 R3 \$ L3 U3 W5 D3 L3 W17 N2 L4 U4 W1 N4 U1 L1 W3 S14 W23 S32 E27 FOP= E9 N5 W9 S5\$ N5 E9 S5 E24\$ PTR= E40 UGR= E20 N23 W20 FST= W8 S23 E8 N23\$ S23\$ W40\$ PTR= N80 FUS= N33 FOP= E12 N23 W10 S8 D6 L6 W11 L6 U6 N8 W10 S16 E6 D4 R4 S3 E21\$ W21 N3 L4 U4 W6 N16 W15 S56 E20 N5 E9 S5 E17\$ S80\$.

| LAND DESCRIPTION |          | TOTAL OB/XF |                      | 13,272 |     |          |       |       |             |           |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|------------------|----------|-------------|----------------------|--------|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N              | USE CODE | CLS         | LAND USE DESCRIPTION | CAP    | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPHT 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  | 12.96       | AC        |     | 1.00      | 1.00   | 1.00    | 9,000.00   | 9,000.00       | 116,640    |                             |      |         |      |     |    |        |
|                  |          |             |                      |        |     |          |       |       |             |           |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |             |                      |        |     |          |       |       |             |           |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |             |                      |        |     |          |       |       |             |           |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |             |                      |        |     |          |       |       |             |           |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |             |                      |        |     |          |       |       |             |           |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |

REVIEW DATE 07/14/2015 BY DF Total Acres: 12.96 Total Land Value: 116,640 Market: 0 Agricultural: 0 Common: 116,640 PRINTED 11/07/2025 BY SYS