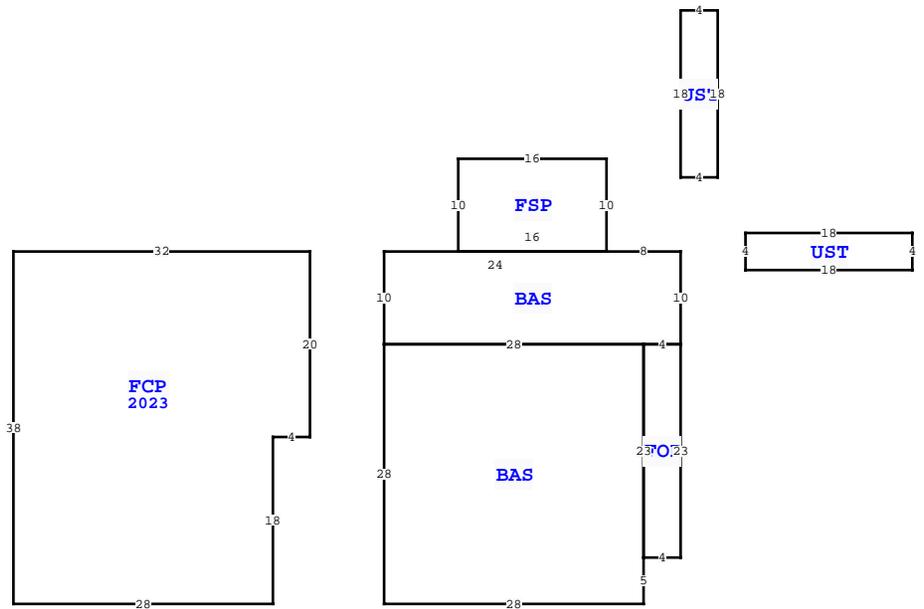


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	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	100000.01	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	320	100	
BAS	784	100	
FCP	1,144	25	2023
FOP	92	30	
FSP	160	40	
UST	72	45	
UST	72	45	
TOTALS	2,644		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SFR	PILING	100%	-	2024							
				Heated Area:	1104				HX Base Yr	2024		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			171,286
TOTAL MARKET OB/XF VALUE			16,116
TOTAL LAND VALUE - MARKET			115,380
TOTAL MARKET VALUE			302,782
SOH/AGL Deduction			0
ASSESSED VALUE			302,782
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			251,371
TOTAL JUST VALUE			302,782
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			305,417

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049074	Electrical Servic	0	01/25/2024
21855	ADDN SFR	150	05/10/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1471/1266	7/18/2022	WD	Q	I	01	450,000

GRANTOR: FAUNCE WILLIAM S & KA
GRANTEE: BROWN CHARLES B
0751/0881 9/20/1991 WD U V 12 24,000
GRANTOR: WILLIAM REAVES
GRANTEE: WILLIAM FAUNCE

EXTRA FEATURES		292 SW RIVERSIDE AVE, FORT WHITE	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0084	DOCK-RIVER	0 100
2	0296	SHED METAL	0 100
3	0166	CONC, PAVMT	0 100

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	0084	DOCK-RIVER	0 100	0	0	1,820.00	UT	14.50	14.50	100	1993	1993	3	40	10,556	
2	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
3	0166	CONC, PAVMT	0 100	0	0	1,072.00	UT	5.00	5.00	100	2016	2016	3	100	5,360	

LAND DESCRIPTION		TOTAL OB/XF															16,116							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	77.00	615.00	76.92	FF		1.00	1.00	1.00	1,500.00	1,500.00	115,380							