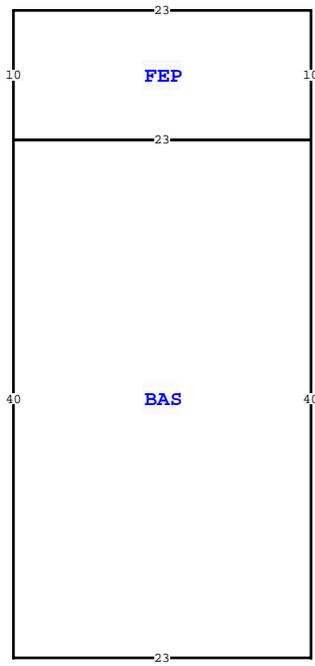




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	01	MINIMUM	100
Interior Floo	06	VINYL ASB	100
Air Condition	02	WINDOW	100
Heating Type	01	NONE	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	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	920	100	
FEP	230	80	
TOTALS	1,150		1,104

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,104	79.5600	89.11	98,377	1962	1962	0	0	35.00	65.00		
1 SINGLE FAM 0% - 2025 Heated Area: 920 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			63,945
TOTAL MARKET OB/XF VALUE			1,160
TOTAL LAND VALUE - MARKET			120,000
TOTAL MARKET VALUE			185,105
SOH/AGL Deduction			0
ASSESSED VALUE			185,105
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			185,105
TOTAL JUST VALUE			185,105
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			185,105

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1526/1552	10/31/2024	QC	U	I	11	0
GRANTOR: TANNENBAUM BARBARA DA						
GRANTEE: 496 SW RIVERSIDE, L						
0778/1504	8/13/1993	WD	Q	I	01	100
GRANTOR: HENRY DAVID EPSTEIN &						
GRANTEE: HENRY DAVID EPSTEIN						

EXTRA FEATURES		496 SW RIVERSIDE AVE, FORT WHITE	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0040	BARN, POLE	4.00
2	0261	PRCH, UOP	0.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

BUILDING NOTES													

BUILDING DIMENSIONS													
FEP= N10 W23 S10 E23\$ BAS= W23 S40 E23 N40\$.													

LAND DESCRIPTION										TOTAL OB/XF														
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	0132	C	SFR RIVER	0		A-1	100.00	535.00	100.00	FF		1.00	1.00	1.00	1,200.00	1,200.00	120,000							