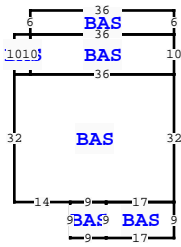
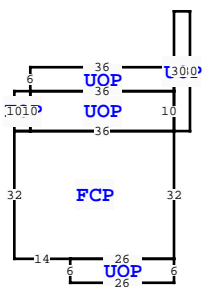


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	04 PLYWOOD 100
Interior Floo	14 CARPET 90
Interior Floo	06 VINYL ASB 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	100000.01 1.00/

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SFR	PILING	0%	- 0								
					Heated Area: 2130							
						HX Base Yr						



JJS

** This building has 13 Sub-Areas

576 SW RIVERSIDE AVE, FORT WHITE

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

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			191,672
TOTAL MARKET OB/XF VALUE			18,863
TOTAL LAND VALUE - MARKET			100,320
TOTAL MARKET VALUE			310,855
SOH/AGL Deduction			0
ASSESSED VALUE			310,855
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			310,855
TOTAL JUST VALUE			310,855
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			311,155

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046620	Electrical Servic	0	03/01/2023
23210	REMODEL	308	05/27/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0571/0036	8/01/1985	WD	Q	V		35,000

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=-36,10] W4 S32 E14 E9 E17 N32 W36 \$	
FCP=[ORIG=0,-50] N32 W36 W4 S32 E14 E26 \$	
BAS=[ORIG=0,0] W36 S10 E36 N10 \$	
UOP=[ORIG=0,-82] N10 W36 S10 E36 \$	
BAS=[ORIG=0,0] N6 W36 S6 E36 \$	
UOP=[ORIG=0,-92] N6 W36 S6 E36 \$	
UOP=[ORIG=-26,-50] S6 E26 N6 W26 \$	
BAS=[ORIG=-17,42] S9 E17 N9 W17 \$	
UOP=[ORIG=0,-82] E4 N30 W4 S30 \$	
BAS=[ORIG=-26,42] S9 E9 N9 W9 \$	
UST=[ORIG=40,0] E8 N8 W8 S8 \$	
BAS=[ORIG=-36,0] W4 S10 E4 N10 \$	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	40	100		40	2,881
BAS	81	100		81	5,834
BAS	153	100		153	11,021
BAS	216	100		216	15,559
BAS	360	100		360	25,931
BAS	1,280	100		1,280	92,198
FCP	1,280	25		320	23,050
FOP	40	30		12	865
UOP	120	20		24	1,729
UOP	156	20		31	2,233
TOTALS	4,366			2,661	191,672

EXTRA FEATURES		TOTAL OB/XF 18,863															
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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0084	DOCK-RIVER	0	0	0	0	873.00	UT	14.50	14.50	100	1993	1993	3	40	5,063	
3	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,200	
6	0166	CONC,PAVMT	0	0	0	0	1,280.00	UT	5.00	5.00	100	2016	2016	3	100	6,400	
7	0104	GENERATOR	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	

LAND DESCRIPTION		TOTAL OB/XF 18,863																						
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	84.00	300.00	83.60	FF		1.00	1.00	1.00	1,200.00	1,200.00	100,320							