LOT 22 SECTION 1 THREE RIVERS ES
658-246, 751-043,

JOHNSON ROBERT O SR/JOHNSON LORENE R
115 36TH AVENUE SOUTH
JACKSONVILLE, FL 32250

2027

00-00-00-00539-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
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	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 02

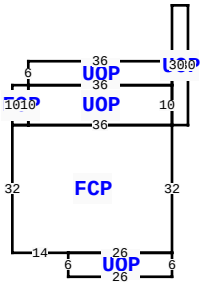
NEIGHBORHOOD/LOC 100000.01 1.00/

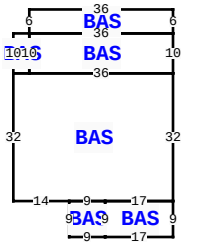
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	40	100		40	2,881
BAS	81	100		81	5,834
BAS	153	100		153	11,021
BAS	216	100		216	15,559
BAS	360	100		360	25,931
BAS	1,280	100		1,280	92,198
FCP	1,280	25		320	23,050
FOP	40	30		12	865
UOP	120	20		24	1,729
UOP	156	20		31	2,233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

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0300	01	2,661	98.4000	120.05	319,453	1988	1988	0	0	0	40.00	60.00

1 SFR PILING 0% - 0 Heated Area: 2130 HX Base Yr







** 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

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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	310,855

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

GRANTOR:

GRANTEE:

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 $

EXTRA FEATURES

LN	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

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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							

REVIEW DATE 03/18/2026 BY robin Total Acres: 0.58 Total Land Value: 100,320 Market: 0 Agricultural: 0 Common: 100,320 PRINTED 11/17/2026 BY SYS