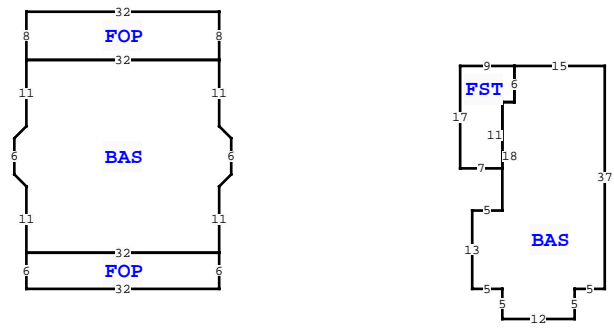
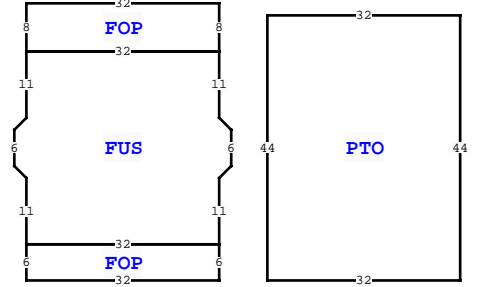


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	10 ABOVE AVG. 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	11 CLAY TILE 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Frame	01 NONE 100
Stories	2.5 2.5 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	07 07
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	
0300	01	3,266	124.5829	151.99	496,399	1996	1996	0	0	29.00	71.00	

1 SFR PILING 100% - 1997 Heated Area: 2854 HX Base Yr 1997



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	742	100		742	80,072
BAS	1,056	100		1,056	113,956
FOP	192	30		58	6,259
FOP	192	30		58	6,259
FOP	256	30		77	8,309
FOP	256	30		77	8,309
FST	131	55		72	7,770
FUS	1,056	100		1,056	113,956
PTO	1,408	5		70	7,554
TOTALS	5,289			3,266	352,443

1382 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			352,443
TOTAL MARKET OB/XF VALUE			17,435
TOTAL LAND VALUE - MARKET			120,000
TOTAL MARKET VALUE			489,878
SOH/AGL Deduction			219,434
ASSESSED VALUE			270,444
TOTAL EXEMPTION VALUE	HX HB VX		56,411
BASE TAXABLE VALUE			214,033
TOTAL JUST VALUE			489,878
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			495,142

SALE:1:1: NICE WATERFRONT LOT-HAS PERMIT FOR WELL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043523	Electrical Servic	0	01/13/2022
10086	SFR	225	08/17/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1404/0111	1/21/2020	WD	U	I	11	100
GRANTOR: PAUL E JR & ELENA Y H						
GRANTEE: PAUL E JR & ELENA Y						
0790/0837	5/02/1994	WD	U	V	12	49,000
GRANTOR: JOHNNY FORTUNE						
GRANTEE: PAUL E JR & ELENA Y						

BUILDING NOTES	

BUILDING DIMENSIONS	
PTO=[ORIG=40,-30] N44 W32 S44 E32 \$	
BAS=[ORIG=0,0] N11 W32 S11 D2L2 S6 D2R2 S11 E32 N11 U2R2 N6 U2L2 \$	
FUS=[ORIG=0,-36] N11 U2R2 N6 U2L2 N11 W32 S11 D2L2 S6 D2R2 S11 E32 \$	
BAS=[ORIG=49,-10] E15 S37 W5 S5 W12 N5 W5 N13 E5 N18 E2 N6 \$	
FOP=[ORIG=0,-11] N8 W32 S8 E32 \$	
FOP=[ORIG=0,-68] N8 W32 S8 E32 \$	
FOP=[ORIG=-32,21] S6 E32 N6 W32 \$	
FOP=[ORIG=0,-30] N6 W32 S6 E32 \$	
FST=[ORIG=40,-10] E9 S6 W2 S11 W7 N17 \$	

EXTRA FEATURES																	
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	0100	ELEV.PASS	0	0	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	10,000	
2	0130	CLFENCE	5	0	100	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	2,000	
3	0084	DOCK-RIVER	0	100	3	50	150.00	UT	14.50	14.50	20	2006	2006	3	20	435	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
5	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	

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	0100	C	SFR	100		A-1	100.00	345.00	100.00	FF		1.00	1.00	1.00	1,200.00	1,200.00	120,000							