

LOT 38 THREE RIVERS EST UNIT 2.
482-500, 793-585 THRU 587, QC 11

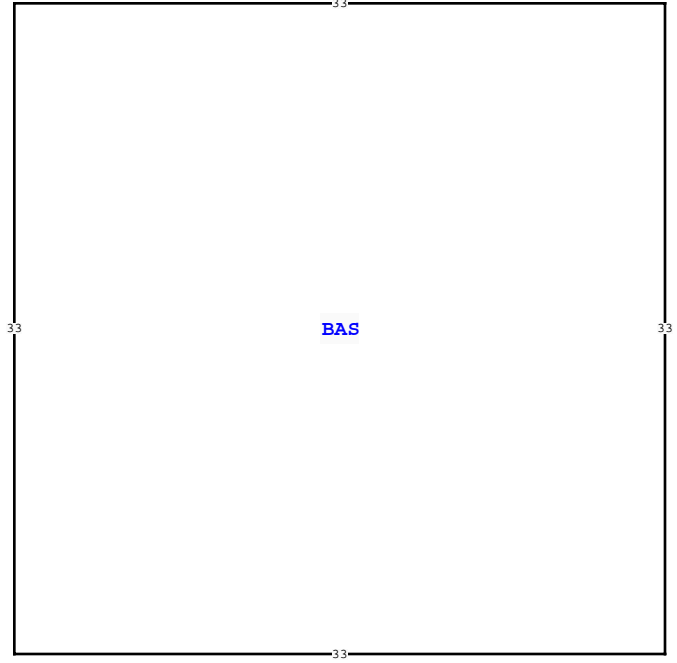
KALLOP CHRISTOPHER/KALLOP LAURA
404 SW SANTA FE DR
FORT WHITE, FL M 32038

2026

00-00-00-00586-002
00-00-00-00586-002

ELEMENT	CD	CONSTRUCTION
Exterior Wall	06	BD/BATTEN 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	06	CUST PANEL 80
Interior Wall	05	DRYWALL 20
Interior Floo	12	HARDWOOD 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1.5 100
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

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: 1089			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			99,879	
TOTAL MARKET OB/XF VALUE			2,601	
TOTAL LAND VALUE - MARKET			54,600	
TOTAL MARKET VALUE			157,080	
SOH/AGL Deduction			30,132	
ASSESSED VALUE			126,948	
TOTAL EXEMPTION VALUE			HX HB 51,411	
BASE TAXABLE VALUE			75,537	
TOTAL JUST VALUE			157,080	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			157,080	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1320/1388	8/11/2016	WD	U	I	12	110,500
GRANTOR: WF MASTER REO 2015-01						
GRANTEE: CHRISTOPHER & LAURA						
1310/1837	3/02/2016	CT	U	I	18	100
GRANTOR: CLERK OF COURT (KLOTZ)						
GRANTEE: WF MASTER REO 2015-						

DOR CODE						0100	SINGLE FAMILY
MAP NUM		MKT AREA		02			
NEIGHBORHOOD/LOC						100000.02	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE		
BAS	1,089	100		1,089	99,879		
TOTALS	1,089			1,089	99,879		

404 SW SANTA FE DR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2025
INC DATE		AG DATE	MLU

BUILDING NOTES				

EXTRA FEATURES														TOTAL OB/XF		2,601	
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	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0084	DOCK-RIVER	0	100	0	0	133.00	UT	14.50	14.50	100	1998	1998	3	40	771	
3	0258	PATIO	0	100	14	15	210.00	UT	3.00	3.00	100	1993	1993	3	100	630	

BUILDING DIMENSIONS				
BAS= W33 S33 E33 N33\$.				

LAND DESCRIPTION																		TOTAL OB/XF						2,601
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	100		A-1	0.00	0.00	56.00	FF		1.00	1.00	1.30	750.00	975.00	54,600							