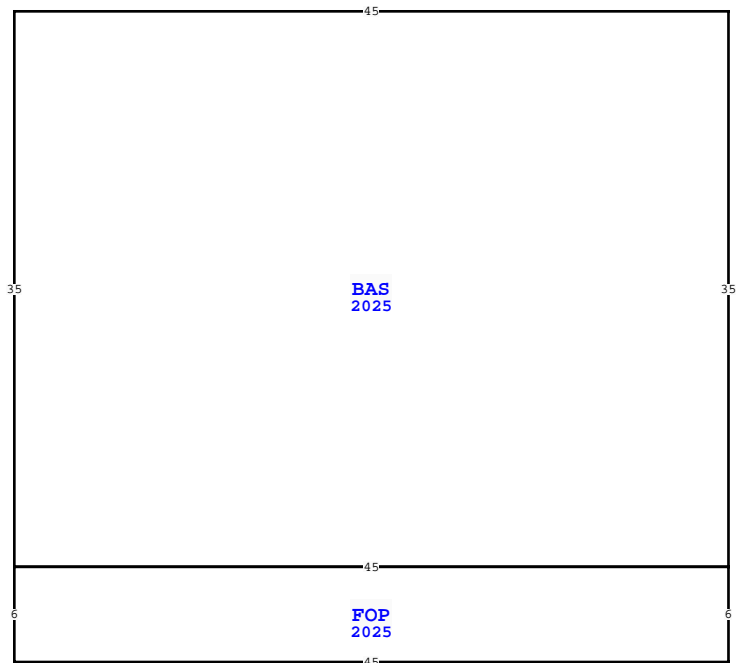


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	05	STEEL	100
Stories	1.	1.	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	100000.11	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,575	100	2025
FOP	270	30	2025
TOTALS	1,845		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
8700	01	1,656	115.6400	46.26	76,607	2024	2024	0	0	1.00	99.00	
2 PREF M B A 100% - 2025 Heated Area: 1575 HX Base Yr 2013												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			75,841
TOTAL MARKET OB/XF VALUE			500
TOTAL LAND VALUE - MARKET			45,600
TOTAL MARKET VALUE			121,941
SOH/AGL Deduction			29,376
ASSESSED VALUE			92,565
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			41,154
TOTAL JUST VALUE			121,941
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			106,737

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048633	New Residential C	240,000	11/13/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1423/0280	10/30/2020	QC	U	I	11	100
GRANTOR: RICHARD PALM						
GRANTEE: RICHARD PALM & SAND						
1235/2199	5/31/2012	WD	Q	I	01	75,000
GRANTOR: CECILIA JOHNSON & CAR						
GRANTEE: RICHARD PALM						

EXTRA FEATURES												
L	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0169	FENCE/WOOD	0	100	0	0	0	1.00	0.00	100	2015	2015
2	0166	CONC, PAVMT	0	100	0	0	0	1.00	0.00	100	2015	2015

TOTAL OB/XF												
429 SW RIVERSIDE AVE, FORT WHITE												
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							
			04/14/2026			MLU						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2025;ORIG=12,18] E45 S35 W45 N35 \$												
FOP=[YR=2025;ORIG=12,53] E45 S6 W45 N6 \$												

LAND DESCRIPTION												
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPHT FACT
1	0100	C	SFR	100		A-1	172.00	0.00	2.00	LT		1.00