

LOT 17AA SEC 11 THREE RIVERS EST  
857-2019, 988-1653, WD 1201-2486

CLEMONS L L/CLEMONS JEANNETTE  
P O BOX 518  
FORT WHITE, FL 32038-0518

**2026**

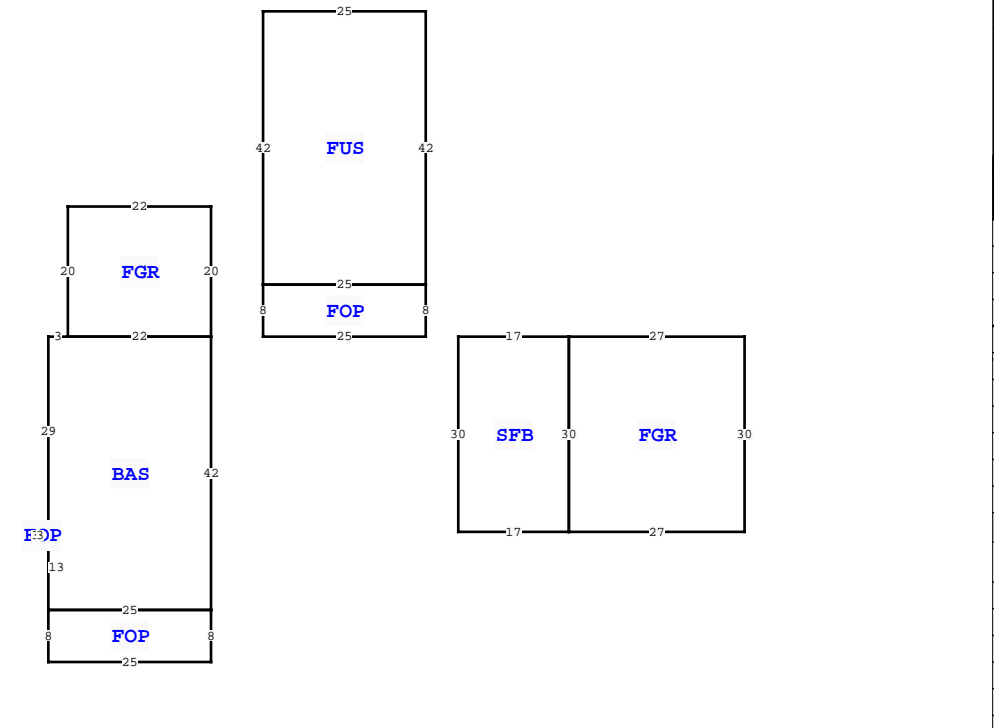
00-00-00-00852-000

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	12 HARDWOOD 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.3 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Architectural	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,318	119.7000	136.46	452,774	2004	2004	0	0	21.00	79.00

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VALUATION SUMMARY					

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		357,691
TOTAL MARKET OB/XF VALUE		3,624
TOTAL LAND VALUE - MARKET		26,400
TOTAL MARKET VALUE		387,715
SOH/AGL Deduction		209,176
ASSESSED VALUE		178,539
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		127,128
TOTAL JUST VALUE		387,715
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		379,273



Quality		05 05			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM					
NEIGHBORHOOD/LOC		100000.11 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,050	100		1,050	113,194
FGR	440	55		242	26,088
FGR	810	55		446	48,080
FOP	6	30		2	216
FOP	200	30		60	6,469
FOP	200	30		60	6,469
FUS	1,050	100		1,050	113,194
SFB	510	80		408	43,984
<b>TOTALS</b>	<b>4,266</b>			<b>3,318</b>	<b>357,691</b>

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21132	SFR	369	10/03/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1201/2486	9/23/2010	WD	U	I	16	100

GRANTOR: L L CLEMONS						
GRANTEE: L L CLEMONS & JEANN						
0098/1653	7/11/2003	WD	Q	V		15,000
GRANTOR: CLINTON JR & NORMA JE						
GRANTEE: L L CLEMONS						

EXTRA FEATURES		511 SW RIVERSIDE AVE, FORT WHITE	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0190	FPLC PF	1,200.00
2	0166	CONC, PAVMT	2.00
3	0258	PATIO	0.00
4	0140	CLFENCE 6	0.00
5	0252	LEAN-TO W/	0.00

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS	=[ORIG=0,0] W3 S29 S13 E25 N42 W22 \$
FUS	=[ORIG=55,-8] N42 W25 S42 E25 \$
FGR	=[ORIG=77,30] E27 N30 W27 S30 \$
SFB	=[ORIG=60,30] E17 N30 W17 S30 \$
FGR	=[ORIG=0,0] E22 N20 W22 S20 \$
FOP	=[ORIG=-3,42] S8 E25 N8 W25 \$
FOP	=[ORIG=30,0] E25 N8 W25 S8 \$
FOP	=[ORIG=-3,29] W2 S3 E2 N3 \$

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	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	462.00	UT	2.00	2.00	100	2004	2004	3	100	924	
3	0258	PATIO	0	100	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300	
4	0140	CLFENCE 6	0	100	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300	
5	0252	LEAN-TO W/	0	100	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	900	

LAND DESCRIPTION		TOTAL OB/XF														3,624								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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	80.00	0.00	1.00	LT		1.00	1.00	1.10	24,000.00	26,400.00	26,400							