

LOTS 43 & 44 UNIT 11 THREE RIVER
757-1, 818-1511, 834-752, 847-23

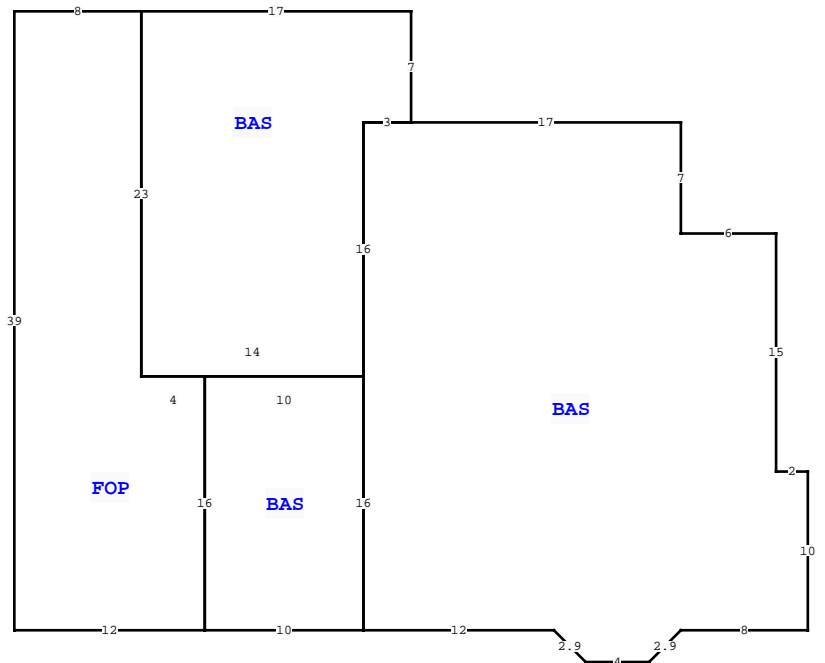
PAINTER HOWARD
884 SW WASHINGTON AVE
FORT WHITE, FL 32038

2026

00-00-00-00856-044

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	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	1 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	04 04
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
	TOT ADJ AREA
	SUBAREA MARKET VALUE
BAS	160 100
BAS	343 100
BAS	822 100
FOP	376 30
TOTALS	1,701 1,438 142,278

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,438	109.0600	122.15	175,652	2006	2006	0	0	19.00	81.00		
2 SINGLE FAM 100% - 2026 Heated Area: 1325 HX Base Yr 2026													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			142,278
TOTAL MARKET OB/XF VALUE			2,688
TOTAL LAND VALUE - MARKET			46,800
TOTAL MARKET VALUE			191,766
SOH/AGL Deduction			95,173
ASSESSED VALUE			96,593
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			45,182
TOTAL JUST VALUE			191,766
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			190,304

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13301	PUMP/UTPOL	30	11/13/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1544/2619	7/17/2025	WD Q	Q	I	01	200,000
GRANTOR: SMITH KATHLEEN						
GRANTEE: PAINTER HOWARD						
0847/2395	10/17/1997	WD Q	V			20,000
GRANTOR: ELDRIDGE						
GRANTEE: SMITH						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	160	100		160	15,831
BAS	343	100		343	33,937
BAS	822	100		822	81,330
FOP	376	30		113	11,180
TOTALS	1,701			1,438	142,278

884 SW WASHINGTON AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

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	0294	SHED WOOD/	0	100	12	16		14.00	14.00	100	2006	2006	3	100	2,688	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W6 N7 W17 BAS= N7 W17 FOP= W8 S39 E12 N16 W4 N23 S23 E14 N16 E3 S3 W3 S16 BAS= W10 S16 E10 N16 S16 E12 R2 D2 E4 U2 R2 E8 N10 W2 N15 \$.													

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	0.00	0.00	2.00	LT		1.00	1.00	0.90	26,000.00	23,400.00	46,800							