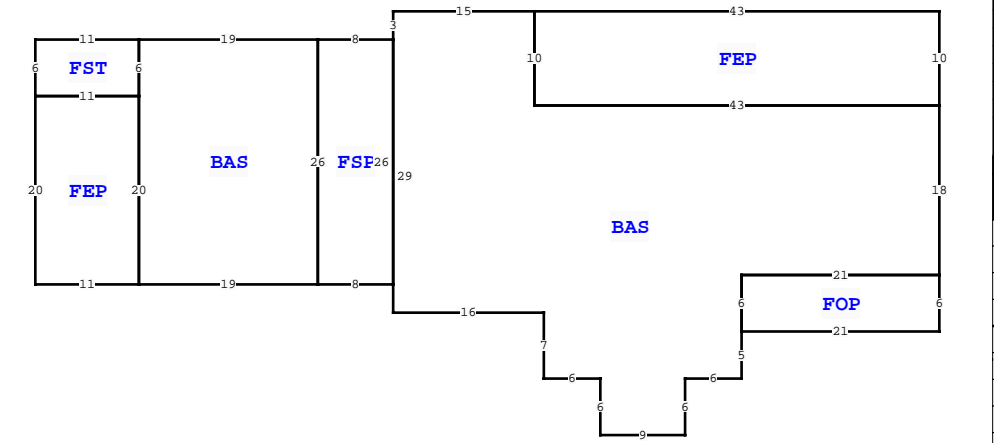


ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 60
Exterior Wall	31	VINYL SID 40
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural Units	05	CONV 100
Condition Adj	03	0 100
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	2,714	111.5436	124.93	339,060	1986	1986	0	0	0	35.00	65.00		



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			220,389
TOTAL MARKET OB/XF VALUE			4,730
TOTAL LAND VALUE - MARKET			36,000
TOTAL MARKET VALUE			261,119
SOH/AGL Deduction			0
ASSESSED VALUE			261,119
TOTAL EXEMPTION VALUE	HX HB VX		56,411
BASE TAXABLE VALUE			204,708
TOTAL JUST VALUE			261,119
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			252,119

QUALITY	DOR CODE	MAP NUM	MKT AREA	NEIGHBORHOOD/LOC	
06 06	0100			100000.12 1.00/	
SINGLE FAMILY					
100000.12 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	494	100		494	40,115
BAS	1,543	100		1,543	125,299
FEP	220	80		176	14,292
FEP	430	80		344	27,934
FOP	126	30		38	3,086
FSP	208	40		83	6,740
FST	66	55		36	2,923
TOTALS	3,087			2,714	220,389

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

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	0	0	3	100	1,200	
2	0070	CARPORT UF	0	100	18	360.00	UT	3.00	3.00	100	1993	1993	3	100	1,080	
3	0294	SHED WOOD/	0	100	14	280.00	UT	5.00	5.00	100	1993	1993	3	100	1,400	
4	0251	LEAN TO W/	0	100	10	400.00	UT	3.50	3.50	75	2015	2015	3	75	1,050	

EXTRA FEATURES																
534 SW CALIFORNIA TER, FORT WHITE																
TOTAL OB/XF 4,730																

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043490	Roof Replacement	19,682	01/07/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1302/1956	10/15/2015	WD Q	Q	I	01	115,000
GRANTOR: JAMES L & SUSAN B WYA						
GRANTEE: CHRISTOPHER B LEWIS						
1272/2586	4/11/2014	WD U	U	I	14	100
GRANTOR: MARJORIE ADCOCK WYATT						
GRANTEE: JAMES L & SUSAN B W						

BUILDING NOTES																
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BUILDING DIMENSIONS																
BAS= W15 S3 FSP= W8 BAS= W19 FST= W11 S6 E11 N6\$ S6 FEP= W11 S20 E11 N20 \$ S20 E19N26\$ S26 E8 N26\$ S29 E16 S7 E6S6 E9 N6 E6 N5 FOP= E21 N6 W21 S6\$ N6 E21 N18 FEP= N10 W43 S10 E43\$ W43 N10\$.																

LAND DESCRIPTION																								
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		00	0.00	0.00	1.00	LT		1.00	1.00	1.50	24,000.00	36,000.00	36,000							