BEG INTER OF NW LINE OF BLK X OF
FORT WHITE & NE R/W OF HWY 27, N
R/W 115.16 FT TO INTERS OF C/L O

THAKOR SINDHU B/THAKOR MINA K
1825 RAIFORD RD
STARKE, FL 32091

2027

00-00-00-14339-004

BUILDING CHARACTERISTICS

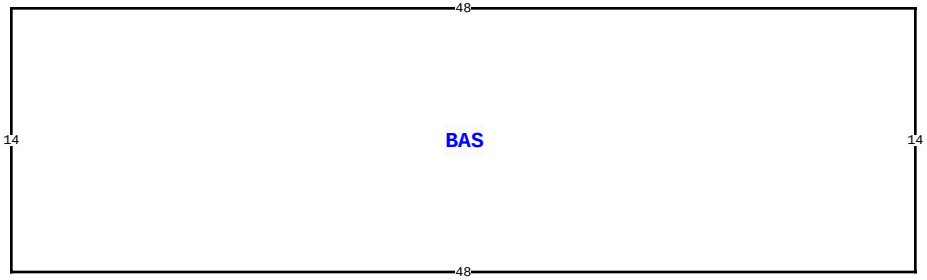
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Quality	04	04
DOR CODE	1100	STORES/1 STORY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	16.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	13,639
TOTALS	672			672	13,639

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	672	84.5595	50.74	34,097	1985	1985	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 672 HX Base Yr



594 SW DORTCH ST, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	0164	CONC BIN	0	0	12	12	144.00	UT	11.00	11.00	100	2011	2011	3	100	1,584	
2	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	0	19	48	912.00	UT	2.00	2.00	100	2011	2011	3	100	1,824	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,200	
6	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	4,900	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 4

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	110,271
TOTAL MARKET OB/XF VALUE	17,608
TOTAL LAND VALUE - MARKET	141,135
TOTAL MARKET VALUE	269,014
SOH/AGL Deduction	0
ASSESSED VALUE	269,014
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	269,014
TOTAL JUST VALUE	269,014
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	269,014

XFOB:3:1: MONT MH ; FUNERAL HOME.

SALE:1:1: INC - INCLUDED 08-4S-17-08184-002

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1229/2352	2/09/2012	WD	U	I	40	150,000
GRANTOR: ROCKY D & LISA FORD						
GRANTEE: SINDHU B & MINA K T						
0770/2050	1/28/1993	WD	U	I	35	350,000
GRANTOR: KENNETH L BIGGS						
GRANTEE: BIGGS FUNERAL HOME						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S14 E48 N14$.

LAND DESCRIPTION

TOTAL OB/XF 17,608

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	1100	C	STORE 1FLR	0		00	0.00	0.00	47,045.00	SF		1.00	1.00	0.75	4.00	3.00	141,135							

REVIEW DATE 06/16/2015 BY DF Total Acres: 1.08 Total Land Value: 141,135 Market: 0 Agricultural: 0 Common: 141,135 PRINTED 11/16/2026 BY SYS

BEG INTER OF NW LINE OF BLK X OF
FORT WHITE & NE R/W OF HWY 27, N
R/W 115.16 FT TO INTERS OF C/L O

THAKOR SINDHU B/THAKOR MINA K
1825 RAIFORD RD
STARKE, FL 32091

2027

00-00-00-14339-004

BUILDING CHARACTERISTICS

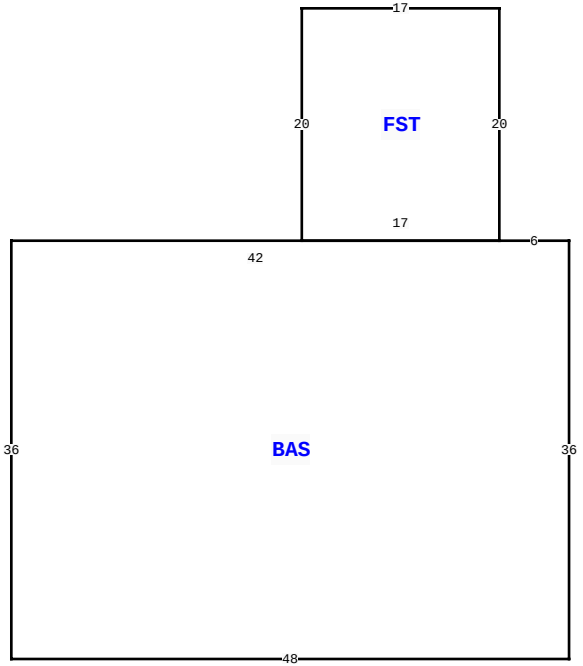
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	11	BD/BTN AVG 20
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Ceiling	02	F.NOT SUS 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		2 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		0 100
Stories	1.	1. 100
Units		0 100
Quality	05	05
DOR CODE	1100	STORES/1 STORY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	16.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100		1,728	87,977
FST	340	50		170	8,655
TOTALS	2,068			1,898	96,632

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
3500	04	1,898	94.7100	60.61	115,038	2009	2009	0	0	0	16.00	84.00

3 STORE RETL 0% - 0 Heated Area: 1728 HX Base Yr



594 SW DORTCH ST, FORT WHITE

BLD DATE		LGL DATE	05/12/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES

LN	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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 4

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	110,271
TOTAL MARKET OB/XF VALUE	17,608
TOTAL LAND VALUE - MARKET	141,135
TOTAL MARKET VALUE	269,014
SOH/AGL Deduction	0
ASSESSED VALUE	269,014
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	269,014
TOTAL JUST VALUE	269,014
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	269,014

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1229/2352	2/09/2012	WD	U	I	40	150,000
GRANTOR: ROCKY D & LISA FORD						
GRANTEE: SINDHU B & MINA K T						
0770/2050	1/28/1993	WD	U	I	35	350,000
GRANTOR: KENNETH L BIGGS						
GRANTEE: BIGGS FUNERAL HOME						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W6 FST= N20 W17 S20 E17$ W42 S36 E48 N36$.

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 06/16/2015 BY DF Total Acres: 1.08 Total Land Value: 141,135 Market: 0 Agricultural: 0 Common: 141,135 PRINTED 11/16/2026 BY SYS