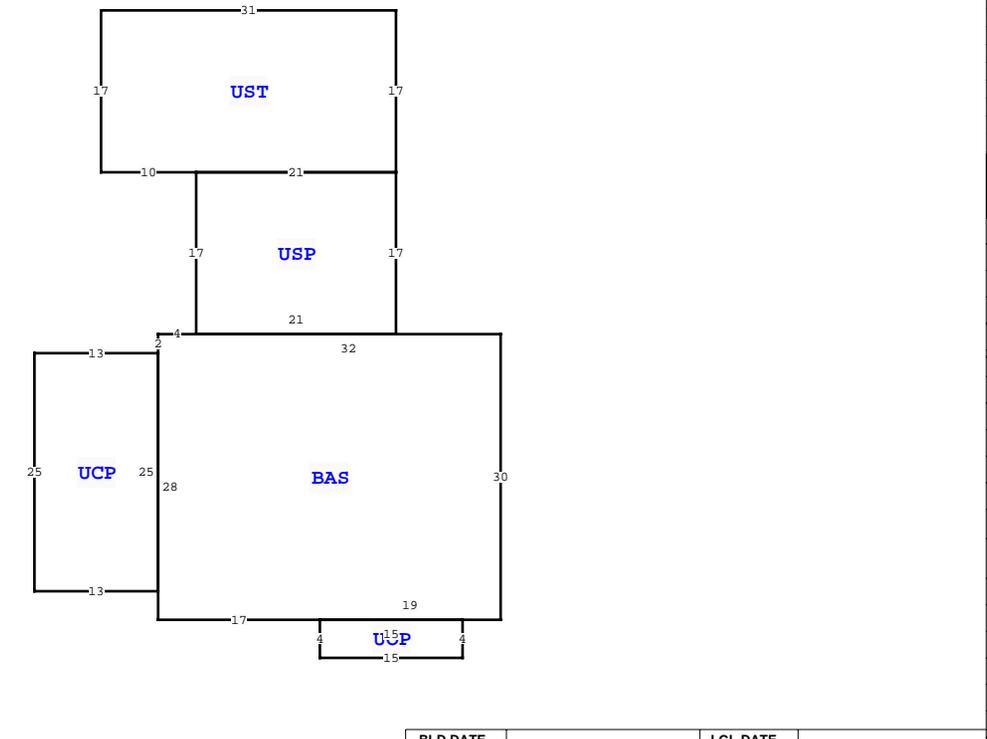


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	02 WALL BD/WD 100
Interior Floo	06 VINYL ASB 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	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	1,519	94.0500	107.22	162,867	1969	1969	0	0	35.00	65.00



Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
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	1,080	100		1,080	75,269
UCP	325	20		65	4,530
UOP	60	20		12	837
USP	357	35		125	8,712
UST	527	45		237	16,517
TOTALS	2,349			1,519	105,864

263 SW YULAN ST, FORT WHITE

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

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	DPTH 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			0.00	0.00	23,100.00	SF		1.00	1.00	1.00	0.80	0.80	18,480							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			105,864
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			18,480
TOTAL MARKET VALUE			124,344
SOH/AGL Deduction			7,192
ASSESSED VALUE			117,152
TOTAL EXEMPTION VALUE	HX HB DX		56,411
BASE TAXABLE VALUE			60,741
TOTAL JUST VALUE			124,344
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			122,487

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053896	Remodel	8,000	08/22/2025
25710	MAINT/ALTR	35	04/09/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1459/1781	6/23/2022	PB U	I	I	18	0

GRANTOR: CLERK OF COURT
GRANTEE: FORTHOFFER HILDA
1247/2052 1/08/2013 WD U I 30 12,500
GRANTOR: STEPHEN M HUDSON
GRANTEE: VERNIE NELDER WILKI

BUILDING NOTES	

BUILDING DIMENSIONS	
UST= W31 S17 E10 USP= S17 BAS= W4 S2 UCP= W13 S25 E13 N25\$ S28 E17 UOP= S4 E15 N4 W15\$ E19 N30 W32\$ E21 N17 W21\$ E21 N17\$.	