FORT WHITE: E1/2 OF N 100 FT
BLOCK 68. WD 1068-445 REV TRUS
WD 1080-742.

FORT WHITE COMMUNITY THRIFT SHOP INC
PO BOX 996
FT WHITE, FL 32038-0996

2027

00-00-00-14441-001

BUILDING CHARACTERISTICS

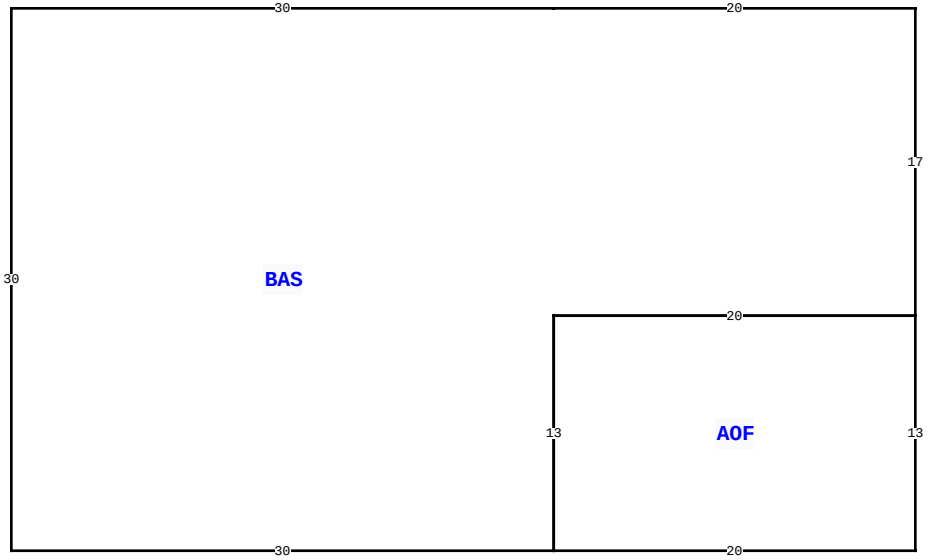
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Plumbing		2 100
Frame	03	MASONRY 100
Story Height		14 100
RMS		2 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	4817	WHSE STORAGE/OFFICE
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
AOF	260	150		390	8,236
BAS	1,240	100		1,240	26,186
TOTALS	1,500			1,630	34,422

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8400	06	1,630	88.2000	33.52	54,638	1976	1998	0	0	0	37.00	63.00

1 WAREH STOR 0% - 0 Heated Area: 1500 HX Base Yr



316 SW BRYANT AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2022 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	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	400	
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		34,422
TOTAL MARKET OB/XF VALUE		800
TOTAL LAND VALUE - MARKET		8,400
TOTAL MARKET VALUE		43,622
SOH/AGL Deduction		0
ASSESSED VALUE		43,622
TOTAL EXEMPTION VALUE	10	43,622
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		43,622
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		43,622

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053575	Electrical Servic		07/14/2025
000053127	Electrical Servic		05/18/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1080/0742	4/10/2006	WD	U	I	09	125,000
GRANTOR: MARY LOU & JAMES KOHN						
GRANTEE: FORT WHITE COMMUNIT						
1068/0445	12/09/2005	WD	Q	I	01	100
GRANTOR: JAMES AND MARY KOHN						
GRANTEE: MARY LOU & JAMES KO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S30 E30 AOF= E20 N13 W20 S13$ N13 E20 N17 W20$.

LAND DESCRIPTION

TOTAL OB/XF 800

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	4817	C	STORG/ OFF	0		00	0.00	0.00	10,500.00	SF		1.00	1.00	1.00	0.80	0.80	8,400							

REVIEW DATE 07/29/2025 BY mark Total Acres: 0.24 Total Land Value: 8,400 Market: 0 Agricultural: 0 Common: 8,400 PRINTED 11/17/2026 BY SYS