

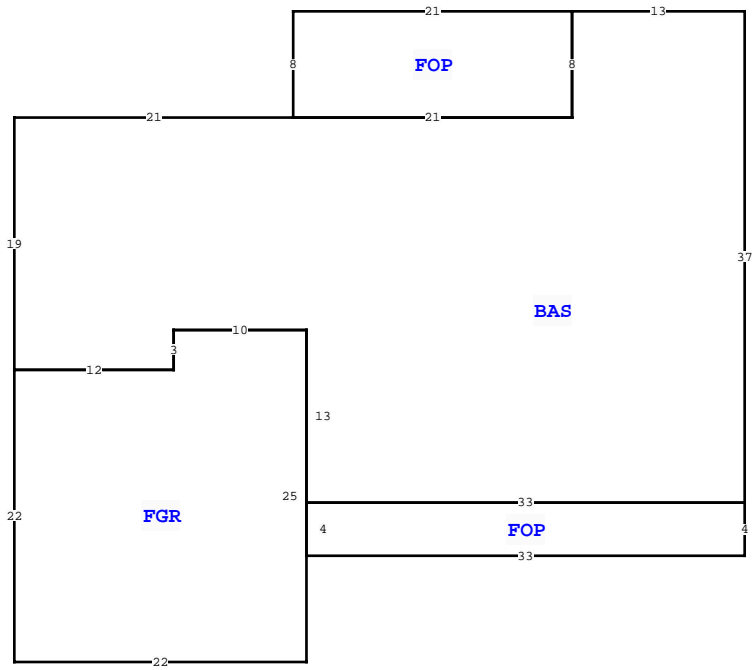
FORT WHITE: S1/2 OF BLOCK 107.
 933-1912, WD 1039-2568, WD 1072-

PHILLIPS SAURAHNEE ANN
 227 SW FORSYTHE AVE
 FORT WHITE, FL 32038

2026

00-00-00-14461-001


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	90
Interior Floor	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	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	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
BAS	1,449	100	
FGR	514	55	
FOP	132	30	
FOP	168	30	
TOTALS	2,263		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	100%	- 2024									
Heated Area: 1449						HX Base Yr 2024						
												
TOTALS				2,263	1,822	193,067						

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			193,067
TOTAL MARKET OB/XF VALUE			2,348
TOTAL LAND VALUE - MARKET			17,424
TOTAL MARKET VALUE			212,839
SOH/AGL Deduction			0
ASSESSED VALUE			212,839
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			161,428
TOTAL JUST VALUE			212,839
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			215,222

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046133	Solar Power Syste	54,988	12/20/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1467/2262	5/26/2022	WD Q	Q	I	01	230,000
GRANTOR: PRIZAMENT ELI						
GRANTEE: PHILLIPS SAURAHNEE						
1072/0724	1/27/2006	WD Q	Q	V		24,000
GRANTOR: JOANNE (9/10 INT)&MELL						
GRANTEE: ELI PRIZAMENT						

EXTRA FEATURES																							
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON												
1	0166	CONC,PAVMT	0	100	0	0		2.50	2.50	100	2006												
227 SW FORSYTHE AVE, FORT WHITE																							
<table border="1"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td>04/20/2022</td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>MLU</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td></td> </tr> </table>												BLD DATE		LGL DATE	04/20/2022	XF DATE		LAND DATE	MLU	INC DATE		AG DATE	
BLD DATE		LGL DATE	04/20/2022																				
XF DATE		LAND DATE	MLU																				
INC DATE		AG DATE																					
TOTALS 2,348																							

BUILDING NOTES											
<p>BAS= W21 S19 FGR= S22 E22 N25 W10 S3 W12\$ E12 N3 E10 S13 FOP= S4 E33 N4 W33\$ E33 N37 W13 FOP= W21 S8 E21 N8\$ S8 W21\$.</p>											

BUILDING DIMENSIONS											
<p>BAS= W21 S19 FGR= S22 E22 N25 W10 S3 W12\$ E12 N3 E10 S13 FOP= S4 E33 N4 W33\$ E33 N37 W13 FOP= W21 S8 E21 N8\$ S8 W21\$.</p>											

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		00	0.00	0.00	21,780.00	SF		1.00	1.00	1.00	0.80	0.80	17,424							