

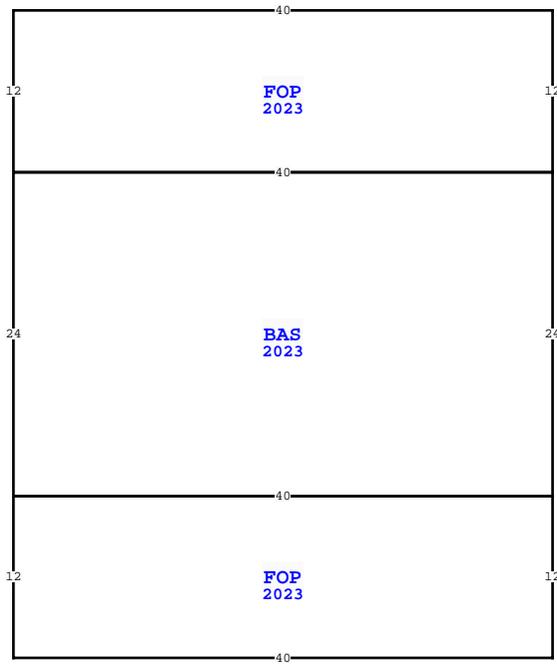
N1/2 OF N1/2 OF SW1/4 OF NE1/4
 EX RD R/W. ORB 492-684,
 675-055, 675-059, 760-2168,

HUTCHINS DALE V/HUTCHINS TERESA L
 720 SW YALE TER
 FORT WHITE, FL 32038

2026

01-6S-15-00490-003


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		1	100
Bathrooms		1.5	100
Frame	05	STEEL	100
Stories	1.	1.	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	1615.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	960	100	2023
FOP	480	30	2023
FOP	480	30	2023
TOTALS	1,920		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR/BARND	100%	- 2023								
Heated Area: 960						HX Base Yr 2023					
											
720 SW YALE TER, FORT WHITE				BLD DATE		LGL DATE		04/07/2025	MLU		
				XF DATE		LAND DATE					
				INC DATE		AG DATE					

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		107,891	
TOTAL MARKET OB/XF VALUE		4,000	
TOTAL LAND VALUE - MARKET		92,340	
TOTAL MARKET VALUE		204,231	
SOH/AGL Deduction		92,308	
ASSESSED VALUE		111,923	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		60,512	
TOTAL JUST VALUE		204,231	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		205,633	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043804	New Residential C	130,000	03/01/2022
000042759	Electrical Servic	0	09/15/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0919/0367	1/23/2001	WD Q	Q	V		34,500
GRANTOR: TAFRESHI						
GRANTEE: DALE & TERESA HUTCH						
0675/0059	1/11/1989	WD Q	Q	V		20,000
GRANTOR: HUDSON THERESA						
GRANTEE: TAFRESHI ABDOLREZA						

EXTRA FEATURES																	
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	9946	Well	0	100	0	0			1.00	UT	4,000.00	4,000.00	100		3	100	4,000

BUILDING NOTES									
BAS=[YR=2023;ORIG=17,31] E40 S24 W40 N24 \$ FOP=[YR=2023;ORIG=17,19] E40 S12 W40 N12 \$ FOP=[YR=2023;ORIG=17,55] E40 S12 W40 N12 \$									

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			0.00	0.00	9.72	AC		1.00	1.00	1.00	9,500.00	9,500.00	92,340							