COMM SW COR OF SE1/4, RUN N 30.0 FT, N 288 FT TO POB, RUN N 144 F S 144 FT, W 303.07 FT TO POB. (A

BOND LISA K
165 SW HAWKINS CT
FORT WHITE, FL 32038

2027

01-6S-15-00500-019

BUILDING CHARACTERISTICS

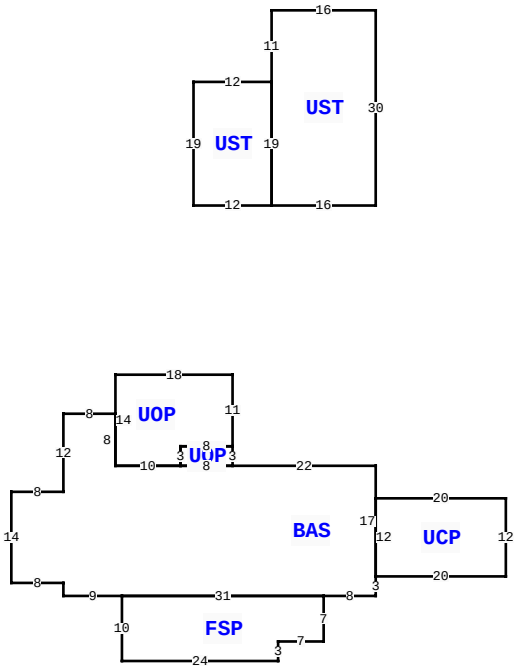
ELEMENT	CD	CONSTRUCTION
Exterior Wall	06	BD/BATTEN 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	1615.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,136	100		1,136	86,364
FSP	289	40		116	8,819
UCP	240	20		48	3,649
UOP	24	20		5	380
UOP	228	20		46	3,497
UST	228	45		103	7,831
UST	480	45		216	16,421
TOTALS	2,625			1,670	126,960

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,670	106.3300	116.96	195,323	1985	1985	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2020 Heated Area: 1136 HX Base Yr 2020



163 SW HAWKINS CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	126,960
TOTAL MARKET OB/XF VALUE	3,000
TOTAL LAND VALUE - MARKET	22,000
TOTAL MARKET VALUE	151,960
SOH/AGL Deduction	45,858
ASSESSED VALUE	106,102
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	54,691
TOTAL JUST VALUE	151,960
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	178,566

LAND:1:1: 1.0 AC. AKA LOT 16 UNR

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051257	Roof Replacement	3,000	10/25/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1548/699	8/27/2025	LE	U	I	14	100
GRANTOR: BOND LISA K (ENH LIFE						
GRANTEE: BOND MARANDA (RMDR)						
1350/1891	12/22/2017	WD	Q	I	01	99,800
GRANTOR: RICHARD L JONES JR &						
GRANTEE: LISA K BOND						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W22 W8 W10 N8 W8 S12 W8 S14 E8 S2 E9 E31 E8 N3 N17 $
UST=[ORIG=0,-40] N30 W16 S11 S19 E16 $
FSP=[ORIG=-39,20] S10 E24 N3 E7 N7 W31 $
UCP=[ORIG=0,17] E20 N12 W20 S12 $
UOP=[ORIG=-30,0] N3 E8 N11 W18 S14 E10 $
UST=[ORIG=-16,-59] W12 S19 E12 N19 $
UOP=[ORIG=-22,0] N3 W8 S3 E8 $
.

LAND DESCRIPTION

TOTAL OB/XF 3,000

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	0100	C	SFR	100		A-1	144.00	303.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

REVIEW DATE 04/24/2026 BY JB Total Acres: 1.00 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/17/2026 BY SYS