LOT 19 BLOCK 2 WILSON SPRINGS CO
1-B DESC AS: COMM AT NW COR OF S
RUN S 1218.72 FT, CONT SOUTH 967

KIRKLAND HENRIETTA N
311 SW NAUTILUS RD
LAKE CITY, FL 32024

2027

01-7S-15-04149-219

BUILDING CHARACTERISTICS

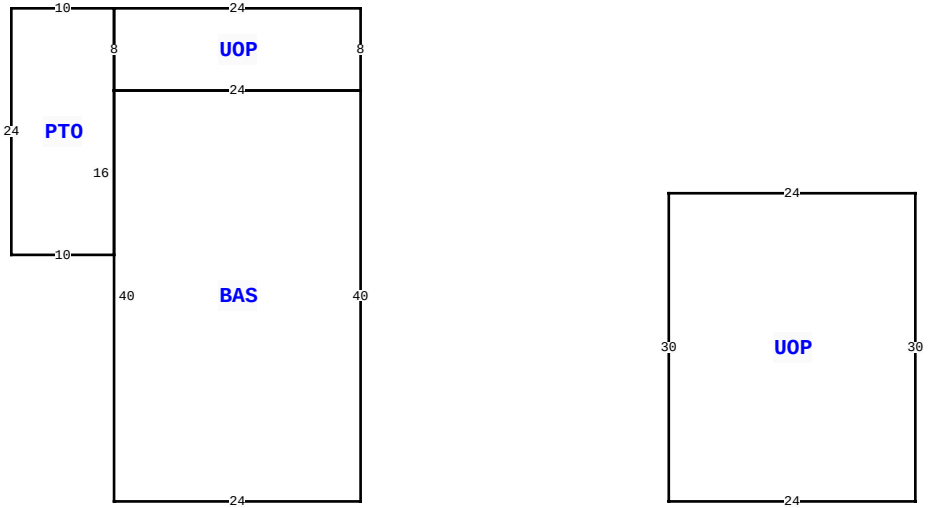
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	6716.0400	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	54,190
PTO	240	5		12	677
UOP	192	20		38	2,145
UOP	720	20		144	8,129
TOTALS	2,112			1,154	65,141

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0300	01	1,154	77.1120	94.08	108,568	1981	1981	0	0	0	40.00	60.00

1 SFR PILING 0% - 0 Heated Area: 960 HX Base Yr



357 SW RAMP GLN, 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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	65,141
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	20,000
TOTAL MARKET VALUE	85,141
SOH/AGL Deduction	0
ASSESSED VALUE	85,141
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	85,141
TOTAL JUST VALUE	85,141
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	85,141

LAND:1:2: OLD BLK 2

LAND:1:1: RIVER LOT NEAR SPRING

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1245/0657	11/13/2012	QC	U	I	11	100
GRANTOR: KRISTAL KIGHT-FITZ,RO						
GRANTEE: HENRIETTA N & JOE R						
1245/0662	11/05/2012	WD	U	I	11	100
GRANTOR: HENRIETTA N & JOE R K						
GRANTEE: KRISTAL KIGHT-FITZ,						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N40 UOP= N8 W24 S8 E24$ W24 PTO= N8 W10 S24 E10 N16$ S40 E24$ PTR= E30 UOP= E24 N30 W24 S30$ W30$.

LAND DESCRIPTION

TOTAL OB/XF 0

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							

REVIEW DATE 06/25/2015 BY TW Total Acres: 0.58 Total Land Value: 20,000 Market: 0 Agricultural: 0 Common: 20,000 PRINTED 11/17/2026 BY SYS