

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structure	08	IRREGULAR 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	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2026		129.73	299,676	2025	2025	0	0	0.00	100.00

Heated Area: 1871 HX Base Yr 2026

Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	1716.0200	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,871	100	2026	1,871	242,725
FGR	576	55	2026	317	41,124
FOP	126	30	2026	38	4,930
FOP	279	30	2026	84	10,897
TOTALS	2,852			2,310	299,676

L	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	0030	BARN,MT	0	100	30	50	1.00	UT	30,000.00	100	2024	2023		100	30,000	
2	0166	CONC,PAVMT	0	100	0	0	420.00	UT	3.00	100	2026	2025		100	1,260	

119 SW HAWK LN, FORT WHITE	BLD DATE	LGL DATE	05/06/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		299,676	
TOTAL MARKET OB/XF VALUE		31,260	
TOTAL LAND VALUE - MARKET		65,650	
TOTAL MARKET VALUE		396,586	
SOH/AGL Deduction		169,059	
ASSESSED VALUE		227,527	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		176,116	
TOTAL JUST VALUE		396,586	
NCON VALUE		300,936	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		80,500	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051169	New Residential C	425,000	10/21/2024
000044890	Storage Building	40,000	12/21/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1455/939	12/21/2021	WD	U	V	11	100

GRANTOR: PERRI WILLIAM A
GRANTEE: PERRI FAMILY REVOCA
0932/1563 7/15/2001 WD P V 99 41,500
GRANTOR: SUCKRAU
GRANTEE: WILLIAM & DEBORAH P

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2026;ORIG=90,10] W24 S16 W31 N5 W12 S33 E12 N7 E18 S8 E13 N15 E24 N30 \$	
FGR=[YR=2026;ORIG=66,40] E24 S24 W24 N24 \$	
FOP=[YR=2026;ORIG=35,17] E31 S9 W31 N9 \$	
FOP=[YR=2026;ORIG=35,47] E18 S7 W18 N7 \$	

LAND DESCRIPTION		TOTAL OB/XF 31,260																						
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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	5.05	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,650							