LOT 14 BLOCK A ICHETUCKNEE FORES
690-97, QC 970-2343, DC 1219-390

DAILEY RICHARD C
1946 SW LONCALA LOOP
FORT WHITE, FL 32038

2027

02-6S-15-00502-111

BUILDING CHARACTERISTICS

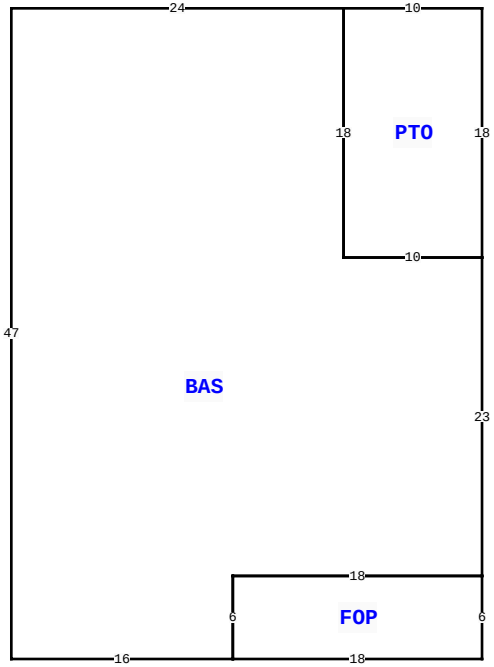
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC		2615.0100 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,310	100		1,310	164,567
FOP	108	30		32	4,020
PTO	180	5		9	1,131
TOTALS	1,598			1,351	169,718

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,351	130.5150	143.57	193,963	2015	2015	0	0	0	12.50	87.50

2 SINGLE FAM 100% - 2024 Heated Area: 1310 HX Base Yr 2024



1946 SW LONCALA LOOP, FORT WHITE

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
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	0280	POOL R/CON	0	100	14	28	392.00	UT	70.00	70.00	100	2007	2007	3	54	14,818	
2	0140	CLFENCE 6	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	
3	0210	GARAGE U	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	2,800	
4	0140	CLFENCE 6	0	100	0	0	1,350.00	UT	7.50	7.50	60	2016	2016	3	60	6,075	
5	0031	BARN,MT AE	0	100	0	0	1.00	UT	10,000.00	10,000.00	100	2021	2020		100	10,000	
6	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2015	201		100	2,000	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	500.00	500.00	100	2026	2025		100	500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		169,718
TOTAL MARKET OB/XF VALUE		36,993
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		266,711
SOH/AGL Deduction		0
ASSESSED VALUE		266,711
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		215,300
TOTAL JUST VALUE		266,711
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		269,796

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31985	SFR	449	05/23/2014
26726	MAINT/ALTR	25	02/07/2008
25072	POOL	155	10/03/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1457/1960	1/25/2022	WD	Q	I	01	299,000
GRANTOR: LUX KATHLEEN M						
GRANTEE: DAILEY RICHARD C						
1390/2092	7/30/2019	WD	U	I	30	100
GRANTOR: CURT LUX						
GRANTEE: KATHLEEN M LUX						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S47 E16 FOP= E18 N6 W18 S6$ N6 E18 N23 PTO= N18 W10 S18 E10$ W10 N18$.

LAND DESCRIPTION

TOTAL OB/XF 36,993

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		RSF/MH	0.00	0.00	0.50	LT		1.00	1.00	1.00	60,000.00	60,000.00	30,000							
2	0100	C	SFR	100			0.00	0.00	0.50	LT		1.00	1.00	1.00	60,000.00	60,000.00	30,000							

REVIEW DATE 05/05/2026 BY JB Total Acres: 5.01 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 11/17/2026 BY SYS