

LOT 47 APPALACHIE TRACE UNR:  
 BEG NE COR OF NW1/4, RUN S 524.3  
 1146.18 FT TO N R/W OF A PRIVATE

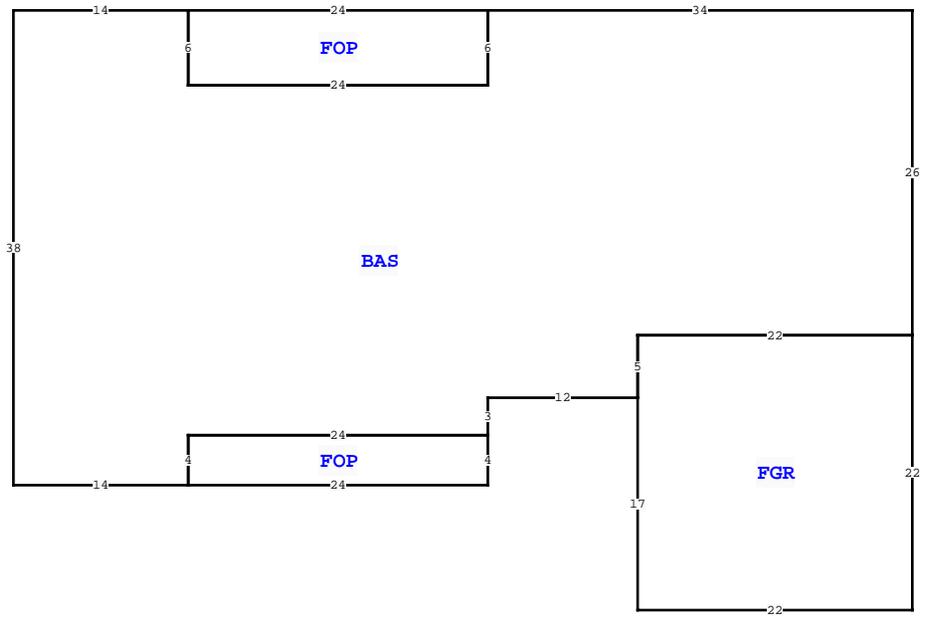
THACKER JUDITH K/THACKER PHILLIP G  
 939 SW ROANOKE TERR  
 FORT WHITE, FL 32038

**2026**

02-6S-16-03766-147  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	80
Interior Floo	15	HARDTILE	20
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
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	3616.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,148	100	
FGR	484	55	
FOP	96	30	
FOP	144	30	
TOTALS	2,872		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2008								
Heated Area: 2148						HX Base Yr 2008					



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VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	285,494			
TOTAL MARKET OB/XF VALUE	18,233			
TOTAL LAND VALUE - MARKET	69,066			
TOTAL MARKET VALUE	372,793			
SOH/AGL Deduction	140,438			
ASSESSED VALUE	232,355			
TOTAL EXEMPTION VALUE	HX HB	51,411		
BASE TAXABLE VALUE	180,944			
TOTAL JUST VALUE	372,793			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	377,216			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052587	Roof Replacement	23,550	03/14/2025
041147	ELECTRICAL		01/12/2021
25667	POOL	150	03/28/2007
25399	SFR	628	01/12/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1463/1515	4/03/2022	WD	U	I	11	0
GRANTOR: THACKER JUDITH K						
GRANTEE: THACKER JUDITH K						
1039/2878	3/07/2005	WD	Q	V		38,200
GRANTOR: GERALD E PEPPER						
GRANTEE: JUDITH K THACKER						

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	0280	POOL R/CON	0	100	12	28	336.00	UT	70.00	100	2007	2007	3	54	12,701	
2	0166	CONC, PAVMT	0	100	0	0	594.00	UT	3.00	100	2007	2007	3	100	1,782	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	750	
4	0296	SHED METAL	0	100	0	0	1.00	UT	1,000.00	100	2021	2020		100	1,000	
5	0296	SHED METAL	0	100	0	0	1.00	UT	2,000.00	100	2021	2020		100	2,000	
TOTALS															18,233	

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	12.79	AC		1.00	1.00	0.60	9,000.00	5,400.00	69,066							