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

2027

02-6S-16-03766-147

BUILDING CHARACTERISTICS

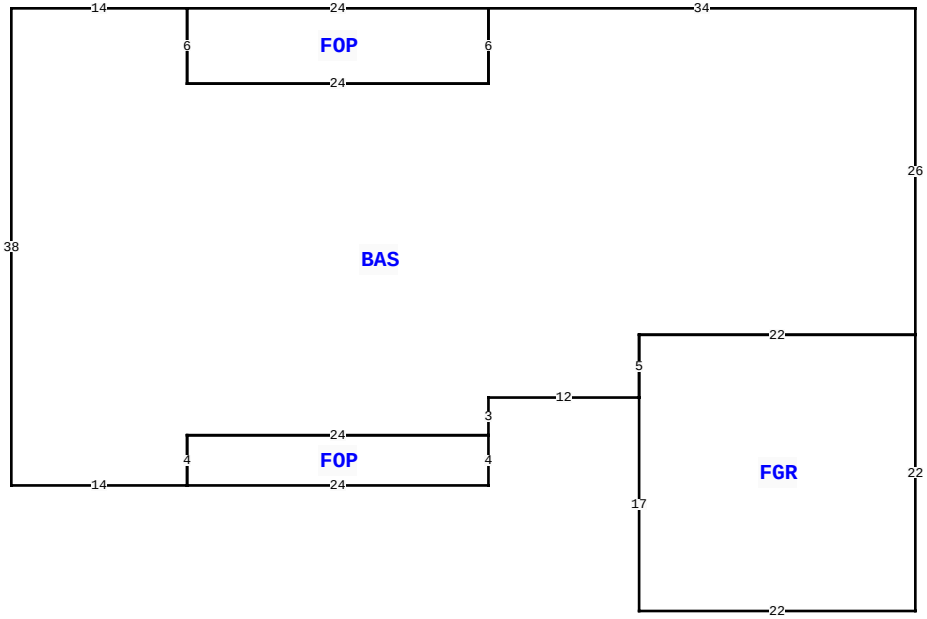
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,148	100		2,148	242,275
FGR	484	55		266	30,002
FOP	96	30		29	3,271
FOP	144	30		43	4,850
TOTALS	2,872			2,486	280,398

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,486	125.0480	137.55	341,949	2007	2007	0	0	0	18.00	82.00

1 SINGLE FAM 100% - 2008 Heated Area: 2148 HX Base Yr 2008



939 SW ROANOKE TER, 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	12	28	336.00	UT	70.00	70.00	100	2007	2007	3	54	12,701	
2	0166	CONC,PAVMT	0	100	0	0	594.00	UT	3.00	3.00	100	2007	2007	3	100	1,782	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	750	
4	0296	SHED METAL	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2021	2020		100	1,000	
5	0296	SHED METAL	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2021	2020		100	2,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		280,398
TOTAL MARKET OB/XF VALUE		18,233
TOTAL LAND VALUE - MARKET		69,066
TOTAL MARKET VALUE		367,697
SOH/AGL Deduction		128,371
ASSESSED VALUE		239,326
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		187,915
TOTAL JUST VALUE		367,697
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		372,793

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						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W34 FOP= W24 S6 E24 N6$ S6 W24 N6 W14 S38 E14 FOP= E24 N4 W24 S4$ N4 E24 N3 E12 FGR= S17 E22 N22 W22 S5$ N5 E22 N26$.

LAND DESCRIPTION

TOTAL OB/XF 18,233

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			0.00	0.00	12.79	AC		1.00	1.00	0.60	9,000.00	5,400.00	69,066							

REVIEW DATE 04/16/2026 BY KS Total Acres: 12.79 Total Land Value: 69,066 Market: 0 Agricultural: 0 Common: 69,066 PRINTED 11/17/2026 BY SYS