LOT 10 LITTLE PINE FARMS S/D.
858-460, 858-480, WD 1168-590, Q

RIOPELLE EDWARD ROBERT/RIOPELLE SUSIE IRENE
807 SW QUARRY CIR
FORT WHITE, FL 32038

2027

02-7S-16-04111-110

BUILDING CHARACTERISTICS

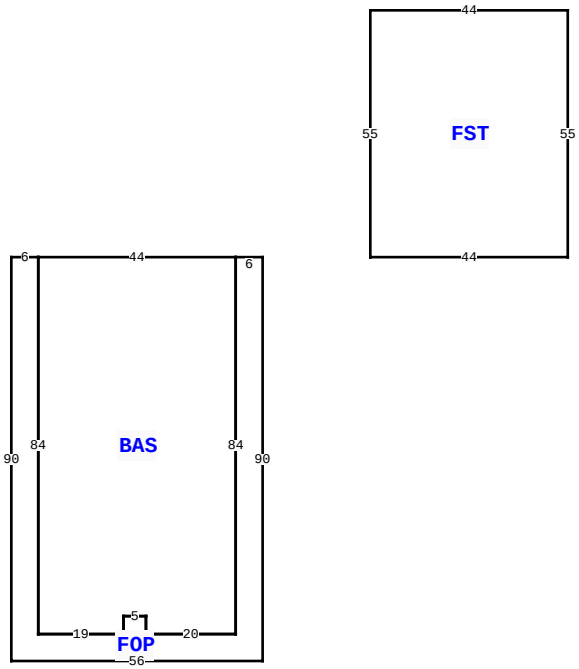
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	03	CONC FINSH 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		6 100
Bathrooms		3 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2716.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,676	100		3,676	324,281
FOP	1,364	30		409	36,080
FST	2,420	55		1,331	117,415
TOTALS	7,460			5,416	477,776

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	5,416	101.8400	112.02	606,700	2009	2008	0	0	0	21.25	78.75

1 SINGLE FAM 100% - 2009 Heated Area: 3676 HX Base Yr 2009



807 SW QUARRY CIR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		477,776
TOTAL MARKET OB/XF VALUE		1,150
TOTAL LAND VALUE - MARKET		91,400
TOTAL MARKET VALUE		570,326
SOH/AGL Deduction		206,095
ASSESSED VALUE		364,231
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		312,820
TOTAL JUST VALUE		570,326
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		579,027

SALE:1:1: SALE INCL RE#04111-115 (TOTL AC = 13.71)

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26034	TR/TRAILER	0	07/18/2007
24974	SFR	1,679	09/14/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1168/0590	2/27/2009	WD	U	I	11	100
GRANTOR: EDWARD ROBERT RIOPELL						
GRANTEE: EDWARD ROBERT & SUS						
0858/0480	4/30/1998	WD	Q	V	02	45,000
GRANTOR: LEGRA REAL ESTATE						
GRANTEE: EDWARD RIOPELLE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 FOP= W6 S90 E56 N90 W6 S84 W20 N4 W5 S4 W19 N84$ S84 E19 N4 E5 S4 E20 N84$ PTR= E30 FST= E44 N55 W44 S55$ W30$.

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	0040	BARN,POLE	0	100	19	20	380.00	UT	2.50	2.50	100	2003	2003	3	100	950	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 1,150

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	9.14	AC		1.00	1.00	1.00	10,000.00	10,000.00	91,400							

REVIEW DATE 06/10/2026 BY KS Total Acres: 9.14 Total Land Value: 91,400 Market: 0 Agricultural: 0 Common: 91,400 PRINTED 11/17/2026 BY SYS