LOT 23 SEDGEFIELD S/D PHASE 1.

990-2676, PB 1305-1323, 1308-187

LOPEZ JAVIER
15183 NW 150TH AVE, APT 1019
ALACHUA, FL 32615

2027

03-6S-16-03767-123

BUILDING CHARACTERISTICS

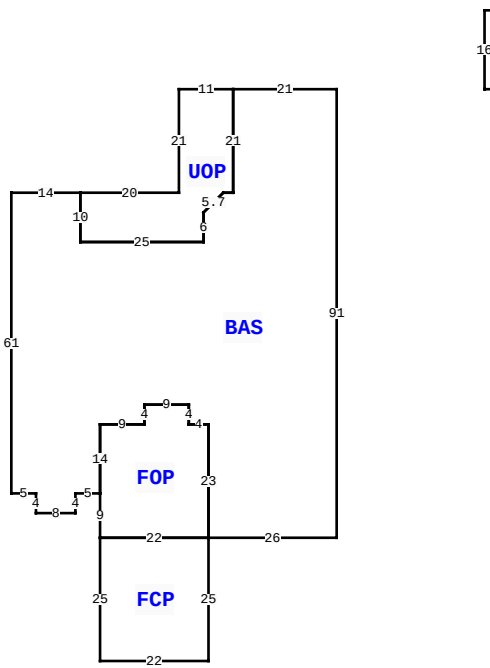
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	3616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,131	100		4,131	405,862
FCP	550	25		138	13,558
FOP	542	30		163	16,014
UDU	320	55		176	17,292
UOP	489	20		98	9,628
TOTALS	6,032			4,706	462,355

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,706	111.6470	122.81	577,944	2005	2005	0	0	0	20.00	80.00

1 SINGLE FAM 0% - 0 Heated Area: 4131 HX Base Yr



125 SW HEALAN CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	462,355
TOTAL MARKET OB/XF VALUE	12,603
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	539,958
SOH/AGL Deduction	0
ASSESSED VALUE	539,958
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	539,958
TOTAL JUST VALUE	539,958
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	548,353

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22020	SFR	1,025	06/28/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1389/2037	7/12/2019	WD	Q	I	01	421,000
GRANTOR: CHRISTIAN M & MICHELE						
GRANTEE: JAVIER LOPEZ						
1312/0238	3/21/2016	WD	U	I	19	325,000
GRANTOR: RICK DAMON						
GRANTEE: CHRISTIAN M & MICHE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 UOP= W11 S21 W20 S10 E25 N6 R4 U4 E2 N21$ S21 W2 D4 L4 S6 W25 N10 W14 S61 E5 S4 E8 N4 E5 FOP= S9 FCP= S25 E22 N25 W22$ E22 N23 W4 N4 W9 S4 W9 S14$ N14 E9 N4 E9 S4 E4 S23 E26 N91$ PTR= E30 UDU= E20 N16 W20 S16$ 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	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	100	2,000	
2	0166	CONC,PAVMT	0	0	0	0	914.00	UT	2.00	2.00	100	2005	2005	3	100	1,828	
3	0260	PAVEMENT-A	0	0	0	0	5,850.00	UT	1.50	1.50	100	2005	2005	3	100	8,775	

LAND DESCRIPTION

TOTAL OB/XF 12,603

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 04/20/2026 BY KS Total Acres: 5.02 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/16/2026 BY SYS