

THE W 215.32 FT OF W1/2 OF NE1/4
NE1/4, EX RD (ALSO DESC AS: THE
FT LOT 17 RIVER OAKS ESTATES S/D

HERRICK PETER R/HERRICK DIANA R
1350 SW WILSON SPRINGS RD
FT WHITE, FL 32038

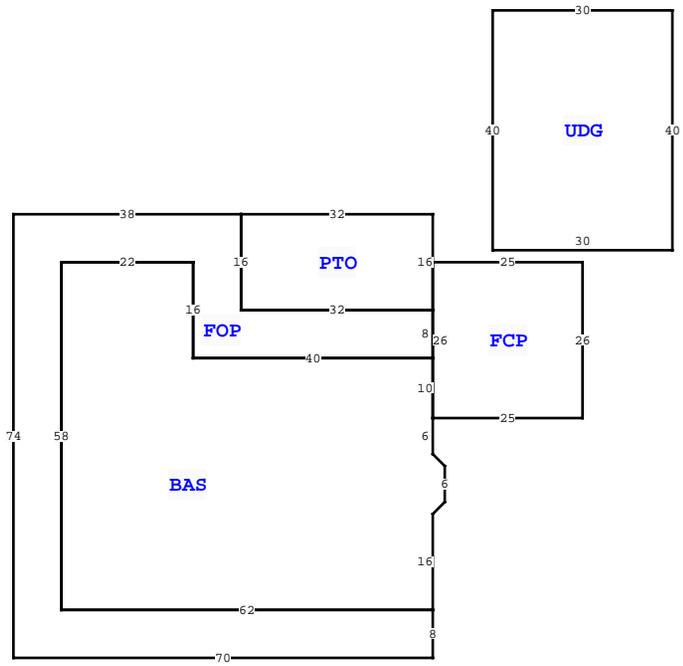
2026

05-7S-16-04137-017



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	20
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	1.100	
ArchitECTUAL	05	CONV	100
Units		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	5716.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,972	100	
FCP	650	25	
FOP	1,712	30	
PTO	512	5	
UDG	1,200	55	
TOTALS	7,046		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	SINGLE FAM	100%	- 1998									
					Heated Area: 2972			HX Base Yr 1998				



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			523,060	
TOTAL MARKET OB/XF VALUE			43,072	
TOTAL LAND VALUE - MARKET			67,340	
TOTAL MARKET VALUE			633,472	
SOH/AGL Deduction			210,612	
ASSESSED VALUE			422,860	
TOTAL EXEMPTION VALUE	13 HX HB		422,860	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			633,472	
NCON VALUE			0	
INCOME VALUE			0	
PREVIOUS YEAR MKT VALUE			615,330	
SALE:2:1: 5.30 ACRES				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043401	Electrical Servic	0	12/16/2021
24505	SFR	0	05/12/2006
12731	GARAGE	75	07/03/1997
12618	M H	125	06/06/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1517/2536	6/07/2024	LE U	I	14		100
GRANTOR: HERRICK PETER R (ENH)						
GRANTEE: HERRICK PETER AND D						
0826/1877	8/13/1996	WD Q	V			12,500
GRANTOR: DENNIS L & LINDA C TI						
GRANTEE: PETER R & DIANA R H						

EXTRA FEATURES													BLD DATE		LGL DATE									
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	INC DATE	AG DATE						
1	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	100	2,000									
2	0166	CONC, PAVMT	0	100	0	736.00	UT	3.00	3.00	100	2007	2007	3	100	2,208									
3	0260	PAVEMENT-A	0	100	14	718	UT	1.50	1.50	100	2007	2007	3	100	15,078									
4	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	100	2,000									
5	0166	CONC, PAVMT	0	100	16	46	UT	3.00	3.00	100	2007	2007	3	100	2,208									
6	0260	PAVEMENT-A	0	100	14	78	UT	1.50	1.50	100	2007	2007	3	100	15,078									
7	0104	GENERATOR	0	100	0	1.00	UT	6,000.00	6,000.00	100	2022	2021		75	4,500									
TOTALS													7,046		4,334		523,060		1350 SW WILSON SPRINGS RD, FORT WHITE		05/06/2026		MLU	

BUILDING NOTES												
BLD DATE												
LGL DATE												
LAND DATE												
AG DATE												

BUILDING DIMENSIONS												
BAS= N16 U2 R2 N6 L2 U2 N6 FCP= E25 N26 W25 S26\$ N10 FOP= N8 PTO= N16 W32 S16 E32\$ W32 N16 W38 S74 E70 N8 W62 N58 E22 S16 E40\$ W40 N16 W22 S58 E62\$ PTR= N60 E40 UDG= N40 W30 S40 E30\$ S60 W40\$.												

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		A-1	0.00	0.00	5.18	AC		1.00	1.00	1.00	13,000.00	13,000.00	67,340								