BEG AT NW COR OF S1/2 OF NE 1/4, FT, S 649.36 FT, W 676.57 FT, N TO POB (AKA LOT 3 COLE'S UNR S/D

THOMAS MILFORD CHARLES/STEM RUBY EARLINE
913 SW COLES CT
FORT WHITE, FL 32038

2027

06-7S-16-04145-103

BUILDING CHARACTERISTICS

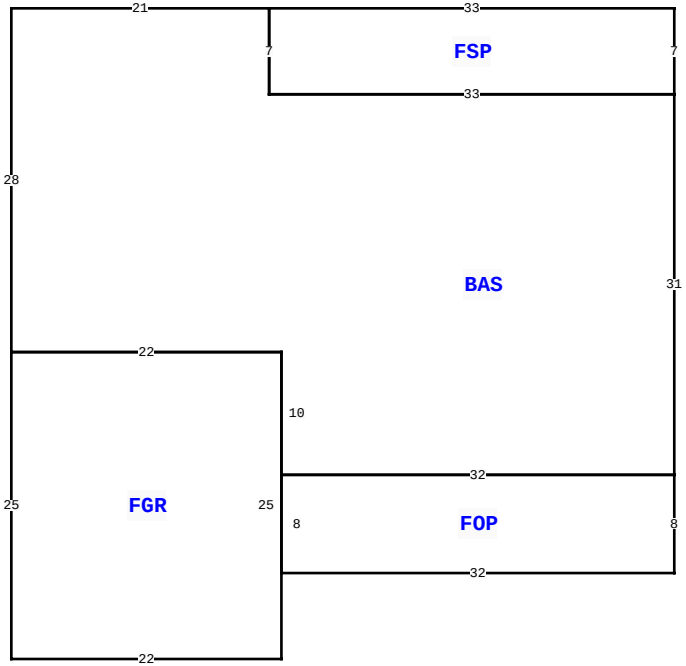
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	6716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,601	100		1,601	208,758
FGR	550	55		302	39,379
FOP	256	30		77	10,040
FSP	231	40		92	11,996
TOTALS	2,638			2,072	270,172

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,072	131.7120	144.88	300,191	2009	2015	0	0	0	10.00	90.00

2 SINGLE FAM 100% - 2026 Heated Area: 1601 HX Base Yr 2026



913 SW COLES CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0040	BARN,POLE	0	100	24	36	864.00	UT	3.00	3.00	100	2008	2008	3	100	2,592	
2	0169	FENCE/WOOD	0	100	0	0	144.00	UT	13.50	13.50	100	2008	2008	3	100	1,944	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		270,172
TOTAL MARKET OB/XF VALUE		4,536
TOTAL LAND VALUE - MARKET		110,110
TOTAL MARKET VALUE		384,818
SOH/AGL Deduction		0
ASSESSED VALUE		384,818
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		333,407
TOTAL JUST VALUE		384,818
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		389,741

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27755	SFR	756	04/20/2009
22668	M H	393	01/06/2005
14364	M H	125	08/05/1998
13736	M H	125	03/06/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1553/2286	11/07/2025	WD	Q	I	01	475,000
GRANTOR: BOONE JORDAN LANCE						
GRANTEE: THOMAS MILFORD CHAR						
1356/1567	3/19/2018	WD	Q	I	01	225,000
GRANTOR: DANIELA FAZZINO & JEF						
GRANTEE: JORDAN LANCE & MEGH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S28 FGR= S25 E22 N25 W22$ E22 S10 FOP= S8 E32 N8 W32$ E32 N31 FSP= N7 W33 S7 E33$ W33 N7$.

LAND DESCRIPTION

TOTAL OB/XF 4,536

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		A-1	0.00	0.00	10.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,110							

REVIEW DATE 01/27/2026 BY TP Total Acres: 10.01 Total Land Value: 110,110 Market: 0 Agricultural: 0 Common: 110,110 PRINTED 11/17/2026 BY SYS