LOTS 13 & 14 BLOCK 1 WILSONS SPR
PHASE 1-A. LOT 13 DESC AS: COMM
OF SW1/4 OF SEC, RUN S 1218.72 F

WILDER DAVID C/WILDER REBECCA S
326 SW MEMORIAL DR
FORT WHITE, FL 32038

2027

06-7S-16-04149-113

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	04	ROOF TOP 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 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

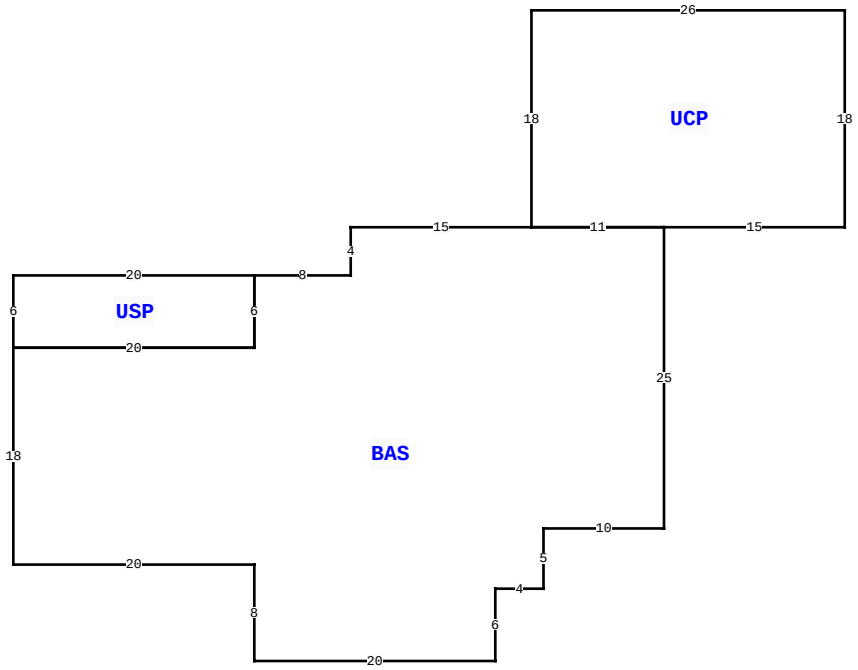
NEIGHBORHOOD/LOC 6716.0400 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,418	100		1,418	91,839
UCP	468	20		94	6,088
USP	120	35		42	2,720
TOTALS	2,006			1,554	100,647

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,554	90.5850	99.64	154,841	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2002 Heated Area: 1418 HX Base Yr 2002



326 SW MEMORIAL DR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	100,647
TOTAL MARKET OB/XF VALUE	1,664
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	126,311
SOH/AGL Deduction	50,783
ASSESSED VALUE	75,528
TOTAL EXEMPTION VALUE	HX HB WR 55,528
BASE TAXABLE VALUE	20,000
TOTAL JUST VALUE	126,311
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	128,149

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051105	Electrical Servic	0	10/15/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0942/1759	12/04/2001	WD	Q	V	01	100
GRANTOR: MICHELLE J JOHNSEN						
GRANTEE: DAVID C & REBECCA S						
0942/1756	12/04/2001	WD	P	V	99	30,000
GRANTOR: WILSON SRPINGS INC						
GRANTEE: MICHELLE J JOHNSEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 S4 W8 USP= W20 S6 E20 N6$ S6 W20 S18 E20 S8 E20 N6
E4 N5 E10 N25 UCP= E15 N18 W26 S18 E11$ W11$.

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	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	800	
2	0297	SHED CONCR	0	100	12	16	192.00	UT	4.50	4.50	100	2008	2008	3	100	864	

LAND DESCRIPTION

TOTAL OB/XF 1,664

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	2.00	LT		1.00	1.00	0.60	20,000.00	12,000.00	24,000							

REVIEW DATE 11/26/2024 BY TW Total Acres: 0.66 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/17/2026 BY SYS