

COMM NW COR OF NE1/4 OF NE1/4  
OF SE1/4, S 29.96 FT, S 408.08  
FT FOR POB, E 179.95 FT, S

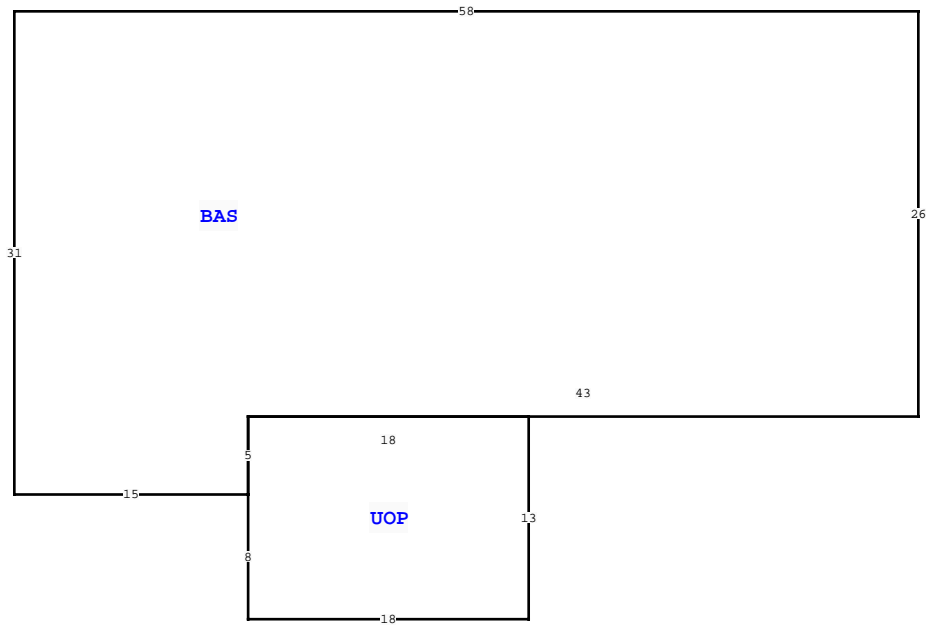
GRAVES DONALD E/GRAVES DONNA M  
426 SW BRECKENRIDGE LN  
FORT WHITE, FL 32038

**2026**

07-6S-16-03789-005  


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	15	HARDTILE 70
Interior Floor	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 100
Stories	1.	1. 100
Architectual Units	05	CONV 100 0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	7616.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,583	100
UOP	234	20
TOTALS	1,817	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2002								
				Heated Area: 1583			HX Base Yr 2002				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		143,679	
TOTAL MARKET OB/XF VALUE		7,850	
TOTAL LAND VALUE - MARKET		18,180	
TOTAL MARKET VALUE		169,709	
SOH/AGL Deduction		61,350	
ASSESSED VALUE		108,359	
TOTAL EXEMPTION VALUE		56,411	
BASE TAXABLE VALUE		51,948	
TOTAL JUST VALUE		169,709	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		157,779	
LAND:1:1: JOINS 3789-003 TOTAL 40 AC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053110	Remodel	6,000	05/14/2025
17766	REMODEL	215	12/20/2000
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1356/2176	12/15/2017	WD U	I 11
GRANTOR: JOHN SCOTT & DIANNA E			
GRANTEE: DONALD E & DONNA M			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS= W58 S31 E15 UOP= S8 E18 N13 W18 S5\$ N5 E43 N26\$.			

EXTRA FEATURES														
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
1	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2017	2017	3	100
2	0210	GARAGE U	0 100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100
3	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100
TOTALS														

LAND DESCRIPTION														
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
1	0100	C	SFR	100		A-1	0.00	0.00	1.01	AC		1.00	1.00	1.00
TOTAL OB/XF 7,850														