COMM SW COR, RUN E 1257.24 FT, N 2617.24 FT FOR POB, CONT E 1333. R/W CR-131, N ALONG R/W 60.01 FT

JOURDAIN VICTOR L III/JOURDAIN SADIE
251 SW JASMINE ST
FORT WHITE, FL 32038

2027

07-6S-17-09621-410

BUILDING CHARACTERISTICS

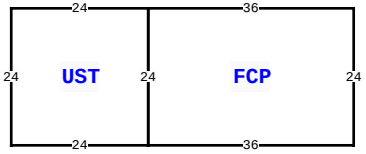
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	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		7617.0200 1.00/

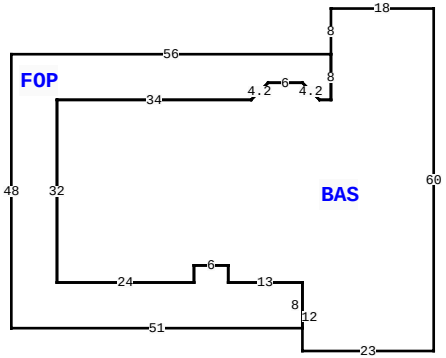
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,685	100		2,685	303,929
FCP	864	25		216	24,450
FOP	1,103	30		331	37,468
UST	576	45		259	29,317
TOTALS	5,228			3,491	395,165

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,491	123.9854	136.38	476,103	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2018 Heated Area: 2685 HX Base Yr 2018





251 SW JASMINE ST, 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2008	2008	3	100	2,000	
2	0040	BARN,POLE	0	100	24	48	1,152.00	UT	3.00	3.00	100	2008	2008	3	100	3,456	
3	0280	POOL R/CON	0	100	15	34	510.00	UT	70.00	70.00	100	2022	2021		93	33,201	
4	0282	POOL ENCL	0	100	33	64	2,112.00	UT	15.00	15.00	100	2022	2021		75	23,760	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	395,165
TOTAL MARKET OB/XF VALUE	62,417
TOTAL LAND VALUE - MARKET	115,500
TOTAL MARKET VALUE	573,082
SOH/AGL Deduction	165,199
ASSESSED VALUE	407,883
TOTAL EXEMPTION VALUE	HX HB 13 407,883
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	573,082
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	580,268

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042019	Screen Enclosure	20,000	05/27/2021
000041624	Swimming Pool and	60,000	03/29/2021
26675	SFR	1,032	01/29/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	/ V I	/ RSN CD	SALE PRICE
1351/0880	9/21/2017	WD	U	I	11	100
GRANTOR: MELISSA KUZNIK & MICH						
GRANTEE: VICTOR L III & SADI						
1097/1486	9/15/2006	QC	Q	V	01	100
GRANTOR: MELISSA KUZNIK						
GRANTEE: MELISSA KUZNIK & MI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 S8 FOP= W56 S48 E51 N8 W13 N3 W6 S3 W24 N32 E34 U3 R3 E6 R3 D3 E2 N8$ S8 W2 U3 L3 W6 L3 D3 W34 S32 E24 N3 E6 S3 E13 S12 E23 N60$ PTR= N30 FCP= N24 W36 UST= W24 S24 E24 N24$ S24 E36 $ S30$.

LAND DESCRIPTION

TOTAL OB/XF 62,417

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	10.50	AC		1.00	1.00	1.00	11,000.00	11,000.00	115,500							

REVIEW DATE 12/28/2021 BY HC Total Acres: 10.50 Total Land Value: 115,500 Market: 0 Agricultural: 0 Common: 115,500 PRINTED 11/17/2026 BY SYS