

COMM SW COR, RUN E 1257.24 FT,
N 667.95 FT, E 17.07 FT, N
671.49 FT, E 1300.06 FT FOR

ISOM GREGORY L/ISOM CHRISTIE E
371 SW PRIMROSE TER
FORT WHITE, FL 32038

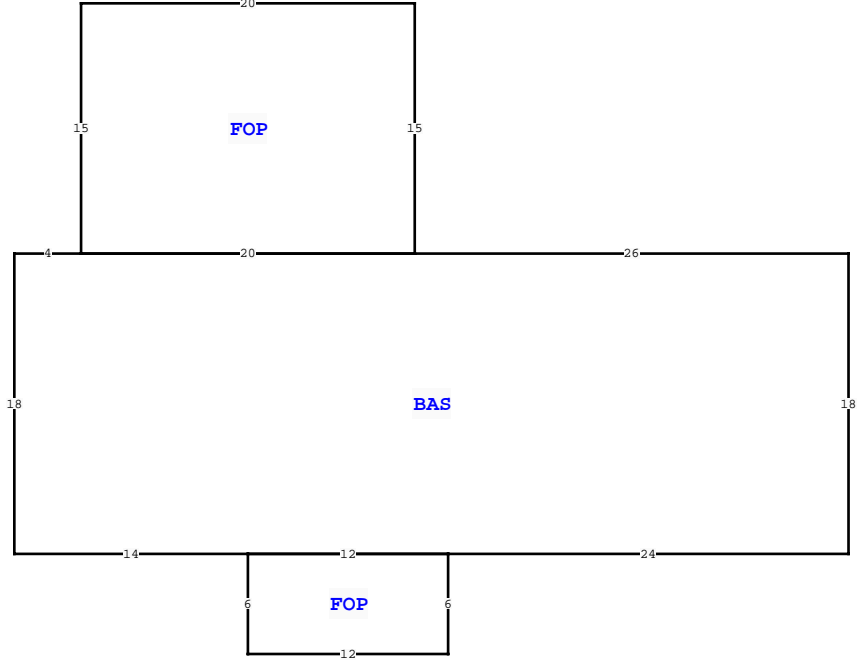
2026

07-6S-17-09621-413



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms	1	100	
Bathrooms	1	100	
Frame	02	WOOD FRAME	100
Stories	1.	1.100	
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	7617.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	900	100	
FOP	72	30	
FOP	300	30	
TOTALS	1,272		
		1,012	136,393

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%	- 2021								
Heated Area: 900						HX Base Yr 2021					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			136,393
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			110,330
TOTAL MARKET VALUE			246,723
SOH/AGL Deduction			117,338
ASSESSED VALUE			129,385
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			77,974
TOTAL JUST VALUE			246,723
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			233,114

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38523	SFR	0	08/26/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1363/1504	6/29/2018	WD Q	Q	V	01	43,000
GRANTOR: CHARLES J & ANDREA C						
GRANTEE: GREGORY J & CHRISTI						
1288/1020	1/26/2015	WD Q	Q	V	01	39,500
GRANTOR: COLUMBIA PLANTATION C						
GRANTEE: CHARLES J SMITH & A						

EXTRA FEATURES		TOTAL OB/XF	
L N	OB/XF CODE	DESCRIPTION	NOTES

TOTAL OB/XF												0				
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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=81,20] W26 W20 W4 S18 E14 E12 E24 N18 \$	
FOP=[ORIG=35,5] E20 S15 W20 N15 \$	
FOP=[ORIG=45,38] E12 S6 W12 N6 \$	

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	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	10.03	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,330							