BEG 210 FT E OF SW COR OF SE1/4
RUN N 105 FT, E 210 FT, S 105 FT
TO POB.

ANDERSON MORRIS E/ANDERSON JUDY
1275 SW CR 778
FORT WHITE, FL 32038

2027

08-7S-17-09955-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	03	03
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 02

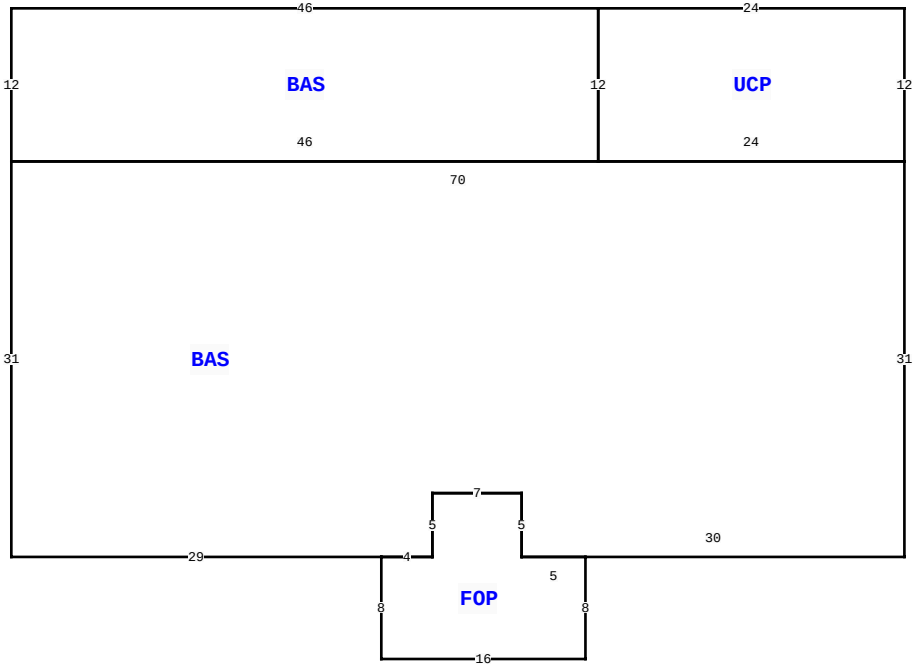
NEIGHBORHOOD/LOC 8717.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	552	100		552	39,045
BAS	2,135	100		2,135	151,015
FOP	163	30		49	3,466
UCP	288	20		58	4,103
TOTALS	3,138			2,794	197,628

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,794	98.9280	108.82	304,043	1983	1983	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2687 HX Base Yr



1275 SW COUNTY ROAD 778 , FORT WHITE

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

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	250	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		197,628
TOTAL MARKET OB/XF VALUE		650
TOTAL LAND VALUE - MARKET		9,000
TOTAL MARKET VALUE		207,278
SOH/AGL Deduction		98,056
ASSESSED VALUE		109,222
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		57,811
TOTAL JUST VALUE		207,278
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		210,874

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0858/0131	4/27/1998	QC	Q	I	01	51,000

GRANTOR: MORRIS ANDERSON

GRANTEE: MORRIS & JUDY ANDER

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W70 S31 E29 FOP= S8 E16 N8 W5 N5 W7 S5 W4$ E4 N5 E7 S5 E30 N31$ UCP= N12 W24 BAS= W46 S12 E46 N12$ S12 E24$.

LAND DESCRIPTION

TOTAL OB/XF 650

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	0.50	AC		1.00	1.00	1.00	18,000.00	18,000.00	9,000							

REVIEW DATE 11/16/2017 BY DF Total Acres: 0.50 Total Land Value: 9,000 Market: 0 Agricultural: 0 Common: 9,000 PRINTED 11/17/2026 BY SYS