S1/2 OF SE1/4 OF NE1/4, EX E 50

360-837-38, 728-789,

NASH WINSTON FARREL/NASH JEAN M JONES
14320 SW STATE ROAD 47
FORT WHITE, FL 32038

2027

09-6S-16-03803-000

BUILDING CHARACTERISTICS

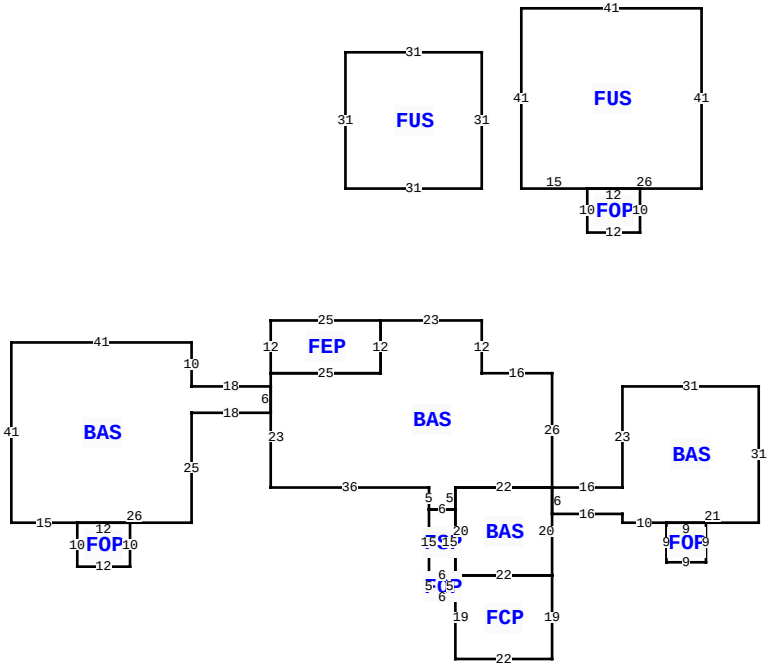
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 60
Exterior Wall	31	VINYL SID 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		6 100
Bathrooms		5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	9616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	440	100		440	39,408
BAS	1,057	100		1,057	94,669
BAS	1,789	100		1,789	160,229
BAS	1,970	100		1,970	176,440
FCP	418	25		104	9,315
FEP	300	80		240	21,496
FOP	30	30		9	806
FOP	81	30		24	2,150
FOP	120	30		36	3,224
FOP	120	30		36	3,224
TOTALS	9,057			8,383	750,811

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	8,383	125.2636	137.79	1,155,094	1988	1988	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 7898 HX Base Yr



** This building has 13 Sub-Areas

14320 SW STATE ROAD 47 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	750,811
TOTAL MARKET OB/XF VALUE	51,836
TOTAL LAND VALUE - MARKET	160,000
TOTAL MARKET VALUE	815,986
SOH/AGL Deduction	619,003
ASSESSED VALUE	196,983
TOTAL EXEMPTION VALUE	HX HB 98 196,983
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	962,647
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	976,324

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045564	Storage Building	22,140	09/26/2022
18597	ADDN SFR	500	08/10/2001
7407	PUMP/UTPOL	25	07/26/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0728/0789	8/21/1990	WD	Q	I		135,000

GRANTOR: SIMEON CARLTON

GRANTEE: WINSTON NASH

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 FEP= W25 S12 E25 N12$ S12 W25 S3 BAS= W18 N10 W41 S41 E15 FOP= S10 E12 N10 W12$ E26 N25 E18 N6$ S23 E36 S5 FSP= S15 FOP= S5 E6 N5 W6$ E6 FCP= S19 E22 N19 W22$ BAS= E22 N20 W22 S20$ N15 W6$ E6 N5 E22 BAS= S6 E16 S2 E10 FOP= S9 E9N9 W9$ E21 N31 W31 S23 W16$ N26 W16 N12 $ PTR= N30 FUS= N31 W31 S31 E31$ S30 $ PTR= N30 E50 FUS= N41 W41 S41 E15 FOP= S10 E12 N10 W12$ E26$ S30 W50$.

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	0294	SHED WOOD/	0	100	20	20	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1990	1990	3	40	14,336	
3	0282	POOL ENCL	0	100	25	50	1,250.00	UT	15.00	15.00	100	1993	1993	3	40	7,500	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
5	0294	SHED WOOD/	0	100	10	12	120.00	UT	7.50	7.50	100	1993	1993	3	100	900	
6	0030	BARN,MT	0	100	30	50	1.00	UT	27,000.00	27,000.00	100	2024	2023		100	27,000	

LAND DESCRIPTION

TOTAL OB/XF 51,836

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	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	19.00	AC		1.00	1.00	1.00	281.00	281.00	5,339							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	19.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	152,000							

REVIEW DATE 04/30/2026 BY KS Total Acres: 20.00 Total Land Value: 13,339 Market: 152,000 Agricultural: 5,339 Common: 8,000 PRINTED 11/17/2026 BY SYS