

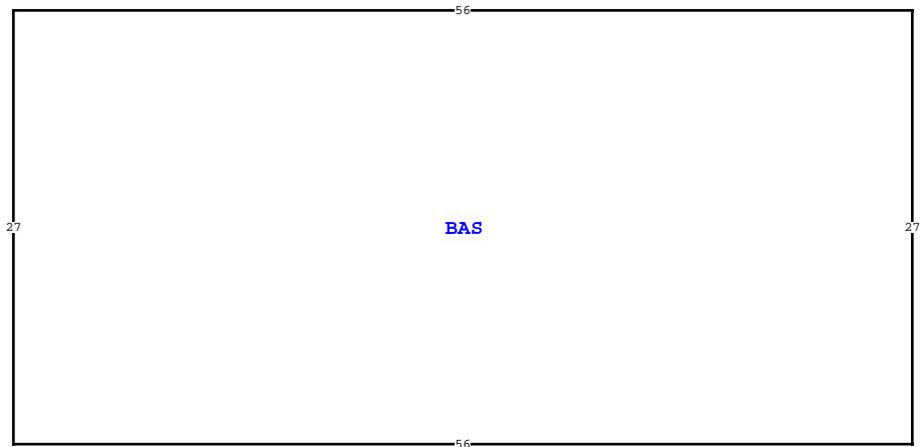
LOT 16 DOE RUN S/D UNR:  
 COMM SW COR OF NW1/4 OF SW1/4, N  
 E 12 FT TO E R/W LAZY OAK RD (NK

AYLOR JOANN M & GEORGE A LIVING TRUST DATED OCTOBE  
 PO BOX 877  
 FORT WHITE, FL 32038

**2026**

09-6S-16-03804-116  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	9616.0100 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	
TOTALS	1,512		124,006

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,512	117.9000	110.83	167,575	2014	2013	0	0	26.00	74.00	
1 MANUF 1 0% - 2021 Heated Area: 1512 HX Base Yr												
												
BLD DATE						LGL DATE	05/06/2026 MLU					
XF DATE						LAND DATE						
INC DATE						AG DATE						

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			124,006
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			110,110
TOTAL MARKET VALUE			144,636
SOH/AGL Deduction			14,509
ASSESSED VALUE			130,127
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			130,127
TOTAL JUST VALUE			241,116
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			229,452

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31161	M H	491	06/21/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1526/1793	10/04/2024	QC	U	I	11	100
GRANTOR: AYLOR GEORGE A						
GRANTEE: AYLOR JOANN M & GEO						
1427/1032	12/30/2020	WD	U	I	30	79,300
GRANTOR: AYLOR WAYNE						
GRANTEE: AYLOR JOANN						

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
1	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100		

TOTAL OB/XF												
7,000												
302 SW LAUMAN GLN, FORT WHITE												

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W56 S27 E56 N27\$.												

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	0200	C	MBL HM	0					1.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,110								
2	6200	A	PASTURE 3	0					9.00	AC		1.00	1.00	1.00	280.00	280.00	2,520								
3	9910	M	MKT.VAL.AG	0					9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,000								