COMM SW COR OF SEC, RUN E
46.86 FT TO E R/W SR-47, CONT
E 2665.40 FT FOR POB, CONT E

TOWNER DOUGLAS MICHAEL
660 SW GRASSY LANE
FT WHITE, FL 32038

2026

10-6S-16-03814-117

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

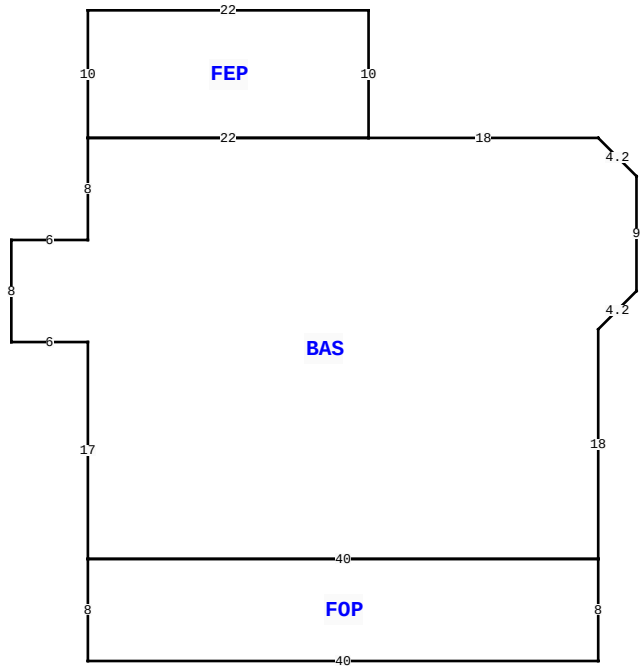
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	10616.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	143,693
FEP	220	80		176	18,013
FOP	320	30		96	9,825
TOTALS	1,944			1,676	171,530

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,676	119.7000	136.46	228,707	2000	2000	0	0	0	25.00	75.00

1 SINGLE FAM 100% - 2008 Heated Area: 1404 HX Base Yr 2008



660 SW GRASSY LN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		171,530
TOTAL MARKET OB/XF VALUE		12,524
TOTAL LAND VALUE - MARKET		110,220
TOTAL MARKET VALUE		294,274
SOH/AGL Deduction		116,196
ASSESSED VALUE		178,078
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		126,667
TOTAL JUST VALUE		294,274
NCON VALUE		5,700
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		272,775

PRMT:1:1: TRVL TRL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045479	Roof Replacement	12,960	09/16/2022
15612	SFR	220	06/03/1999
15501	M H	75	05/11/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1305/1487	11/20/2015	QC	U	I	11	100
GRANTOR: DOUGLAS MICHAEL & JUD						
GRANTEE: DOUGLAS MICHAEL TOW						
1135/0513	10/31/2007	WD	Q	I		257,500
GRANTOR: SHORR						
GRANTEE: DOUGLAS MICHAEL & J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 FEP= N10 W22 S10 E22$ W22 S8 W6 S8 E6 S17 FOP= S8 E40 N8 W40$ E40 N18 R3 U3 N9 U3 L3 $.

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	0	0	1.00	UT	2,000.00	2,000.00	75	1999	1999	3	75	1,500	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2000	2000	3	100	2,000	
3	0294	SHED WOOD/	0	100	12	24	288.00	UT	14.00	14.00	75	2000	2000	3	75	3,024	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	200	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	100	
6	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

LAND DESCRIPTION

TOTAL OB/XF 12,524

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			0.00	0.00	1.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,220							
2	0000	C	VAC RES	100		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,000							

REVIEW DATE 04/29/2026 BY KS Total Acres: 10.02 Total Land Value: 110,220 Market: 0 Agricultural: 0 Common: 110,220 PRINTED 05/08/2026 BY SYS