

PART OF LOT 26 CARDINAL FARMS UN
SE COR OF SEC, W 3266.86 FT, NE
W 599.68 FT, CONT W 267.10 FT, T

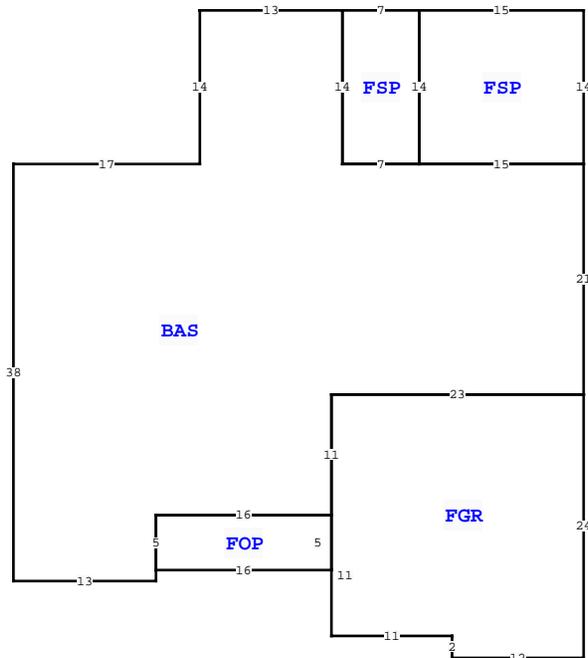
WYATT MARY W/WYATT RANDELL D
319 SW CROWN HILL CT
FORT WHITE, FL 32058-5924

2026

11-6S-16-03815-226


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	80
Interior Floo	14	CARPET	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,671	100	
FGR	530	55	
FOP	80	30	
FSP	98	40	
FSP	210	40	
TOTALS	2,589		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,110	124.1100	141.49	298,544	2013	2013		0	0	12.00	88.00
1 SINGLE FAM 100% - 2014 Heated Area: 1671 HX Base Yr 2014												



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	262,719			
TOTAL MARKET OB/XF VALUE	2,200			
TOTAL LAND VALUE - MARKET	67,470			
TOTAL MARKET VALUE	332,389			
SOH/AGL Deduction	145,569			
ASSESSED VALUE	186,820			
TOTAL EXEMPTION VALUE	HX HB VX 56,411			
BASE TAXABLE VALUE	130,409			
TOTAL JUST VALUE	332,389			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	315,128			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30787	SFR	688	02/14/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1243/0650	10/09/2012	WD	Q	V	01	31,000

GRANTOR: JAMES B & VIRGINIA K
GRANTEE: MARY W & RANDELL D

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W13 S14 W17 S38 E13 N1 FOP= E16 N5 W16 S5\$ N5 E16 FGR= S11 E11 S2 E12 N24 W23 S11\$ N11 E23 N21 FSP= N14 W15 S14 E15\$ W15 FSP= N14 W7 S14 E7\$ W7 N14\$.	

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	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC, PAVMT	0	100	0	900.00	UT	2.00	2.00	100	2013	2013	3	100	1,800	
2	0070	CARPORT UF	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	

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	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	5.19	AC		1.00	1.00	1.00	13,000.00	13,000.00	67,470								