

COMM SW COR OF NE1/4 OF SE1/4, S
C/L OF A 60 FT EASEMENT, RUN E A
55.35 FT, N 526.91 FT FOR POB, R

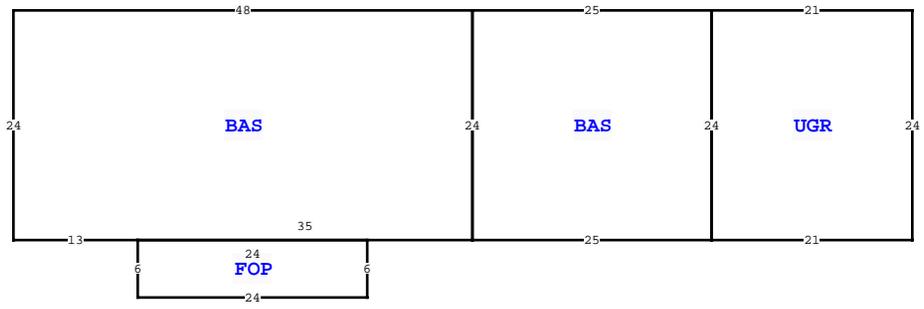
BRYANT PATRICIA A/LANIER IVA ATHEA
6555 SW OLD WIRE RD
FORT WHITE, FL 32038

2026

11-6S-16-03816-222

BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	15 HARDTILE 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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2010								
Heated Area: 1752						HX Base Yr 2010					



Quality	05 05				
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	600	100		600	57,749
BAS	1,152	100		1,152	110,878
FOP	144	30		43	4,138
UGR	504	45		227	21,848
TOTALS	2,400			2,022	194,614

6555 SW OLD WIRE RD, FORT WHITE

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

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	0296	SHED METAL	0	100	12	24	288.00	UT	11.00	11.00	100	2009	2009	3	100	3,168	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	400	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	50	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
8	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	
9	0296	SHED METAL	0	100	0	0	1.00	UT	600.00	600.00	100	2026	2025		100	600	

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	3.68	AC		1.00	1.00	1.00	13,000.00	13,000.00	47,840							
2	0200	C	MBL HM	0					1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			277,112
TOTAL MARKET OB/XF VALUE			11,418
TOTAL LAND VALUE - MARKET			60,840
TOTAL MARKET VALUE			349,370
SOH/AGL Deduction			75,830
ASSESSED VALUE			273,540
TOTAL EXEMPTION VALUE	HX HB 13		178,042
BASE TAXABLE VALUE			95,498
TOTAL JUST VALUE			349,370
NCON VALUE			6,300
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			344,343

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047584	Mobile Home		09/14/2023
35954	GARAGE	339	11/06/2017
27546	SFR	412	12/29/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1435/734	4/15/2021	QC	U	I	11	100
GRANTOR: BRYANT PATRICIA A						
GRANTEE: BRYANT PATRICIA A						
1381/1718	4/01/2019	LE	U	I	14	100
GRANTOR: PATRICIA A BRYANT (EN						
GRANTEE: IVA A LANIER & CARL						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[ORIG=0,0] W48 S24 E13 E35 N24 \$
BAS=[ORIG=0,0] E25 S24 W25 N24 \$
UGR=[ORIG=25,0] E21 S24 W21 N24 \$
POP=[ORIG=-35,24] S6 E24 N6 W24 \$

