COMM SE COR OF W1/2, RUN N 1298. FT FOR POW, CONT W 326.35 FT, N 326.34 FT, S 1359.31 FT TO POB.

PERRIGUE TAMMY L
887 SW SCOUT GLN
FORT WHITE, FL 32038

2027

12-6S-16-03816-134

BUILDING CHARACTERISTICS

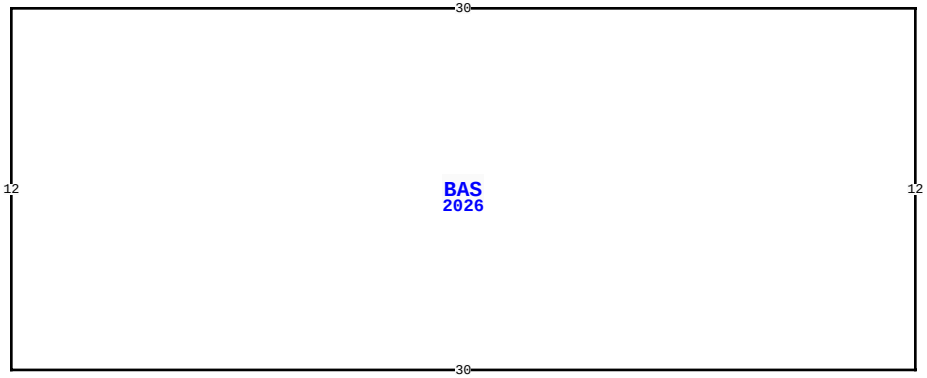
ELEMENT	CD	CONSTRUCTION
Exterior Wall	13	PREFAB PNL 100
Exterior Wall	00	N/A 0
Roof Structur	02	SHED 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	12	HARDWOOD 100
Interior Floo	00	N/A 0
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		1 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	12616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	360	100	2026	360	17,297
TOTALS	360			360	17,297

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0102	01	360	88.0000	52.80	19,008	2016	2016	0	0	0	9.00	91.00

1 STRG/CONV 0% - 2026 Heated Area: 360 HX Base Yr



887 SW SCOUT GLN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	03/06/2023 SPF

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	17,297
TOTAL MARKET OB/XF VALUE	10,760
TOTAL LAND VALUE - MARKET	111,980
TOTAL MARKET VALUE	91,797
SOH/AGL Deduction	13,963
ASSESSED VALUE	77,834
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	77,834
TOTAL JUST VALUE	140,037
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	140,614

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20066	M H	125	10/22/2002
19436	TR/TRAILER	75	04/15/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0941/2173	10/15/2001	WD	Q	V	01	100
GRANTOR: SUBRANDY LTD PARTNERS						
GRANTEE: TAMMY PERRIGUE (COR						
0940/0461	10/15/2001	WD	Q	V	04	20,000
GRANTOR: SUBRANDY LTD PARTNERS						
GRANTEE: TAMMY PERRIGUE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=13,23] E30 S12 W30 N12 $

.

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	0070	CARPORT UF	0	0	12	20	240.00	UT	1.50	1.50	100	2010	2010	3	100	360	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	100	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	500	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,600	
6	0296	SHED METAL	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2026	2025		100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 10,760

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	0200	C	MBL HM	0			0.00	0.00	5.68	AC		1.00	1.00	1.00	11,000.00	11,000.00	62,480							
2	6200	A	PASTURE 3	0			0.00	0.00	4.50	AC		1.00	1.00	1.00	280.00	280.00	1,260							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	4.50	AC		1.00	1.00	1.00	11,000.00	11,000.00	49,500							

REVIEW DATE 04/28/2026 BY KS Total Acres: 10.18 Total Land Value: 63,740 Market: 49,500 Agricultural: 1,260 Common: 62,480 PRINTED 11/17/2026 BY SYS