

COMM NE COR OF SW1/4 OF SW1/4, W
 LINE OF SR-20 (US HWY 27), S 44
 1188.96 FT FOR POB, CONT SE ALON

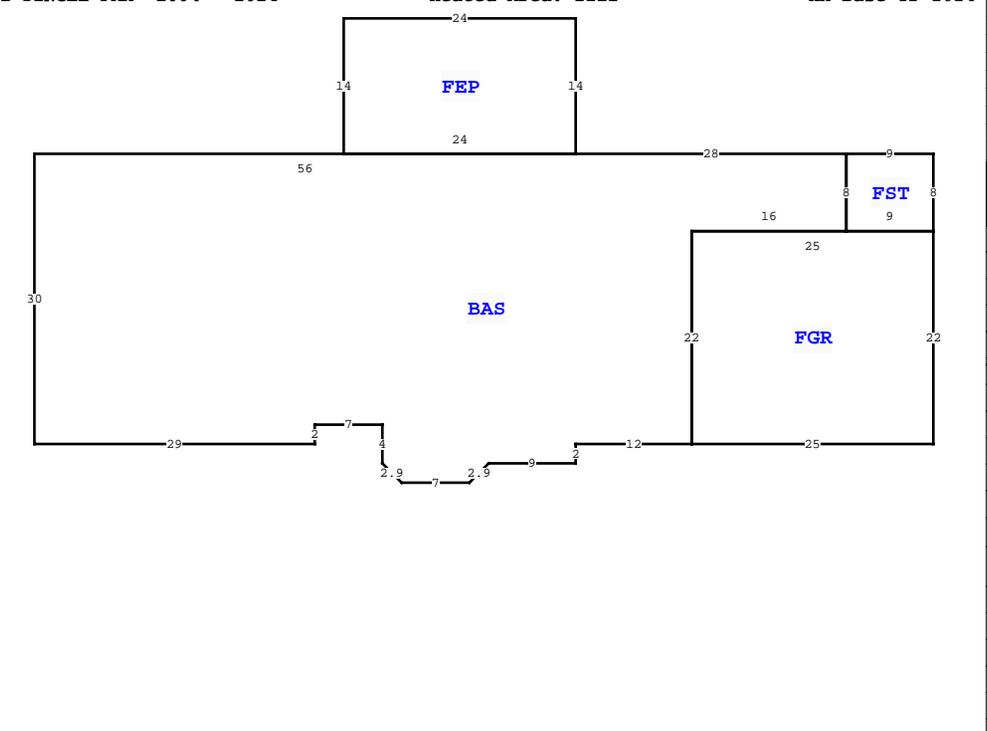
DUBOSE WESLEY A
 4043 SW US HIGHWAY 27
 FORT WHITE, FL 32038

2026

12-7S-16-04186-006

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	04 PLYWOOD 100
Interior Floor	14 CARPET 90
Interior Floor	06 VINYL ASB 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	02 02 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,823	93.9816	107.14	302,456	1974	1974	0	0	35.00	65.00



Quality					
DOR CODE	MAP NUM				
0100	02				
NEIGHBORHOOD/LOC 12716.00 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,212	100		2,212	154,046
FEP	336	80		269	18,734
FGR	550	55		302	21,031
FST	72	55		40	2,786
TOTALS	3,170			2,823	196,596

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	Tax Dist:	STANDARD
BUILDING MARKET VALUE			196,596
TOTAL MARKET OB/XF VALUE			1,500
TOTAL LAND VALUE - MARKET			64,090
TOTAL MARKET VALUE			262,186
SOH/AGL Deduction			17,147
ASSESSED VALUE			245,039
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			193,628
TOTAL JUST VALUE			262,186
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			243,947

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1477/653	10/13/2022	WD	U	I	30	100

GRANTOR: DUBOSE WESLEY MERLE
 GRANTEE: DUBOSE WESLEY A

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	300	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W28 FEP= N14 W24 S14 E24\$ W56 S30 E29 N2 E7 S4 D2 R2 E7 R2 U2 E9 N2 E 12 FGR= E25 N22 W25 S22\$N22 E16 FST= E9 N8 W9 S8\$ N8\$.	

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	4.93	AC		1.00	1.00	1.00	13,000.00	13,000.00	64,090							