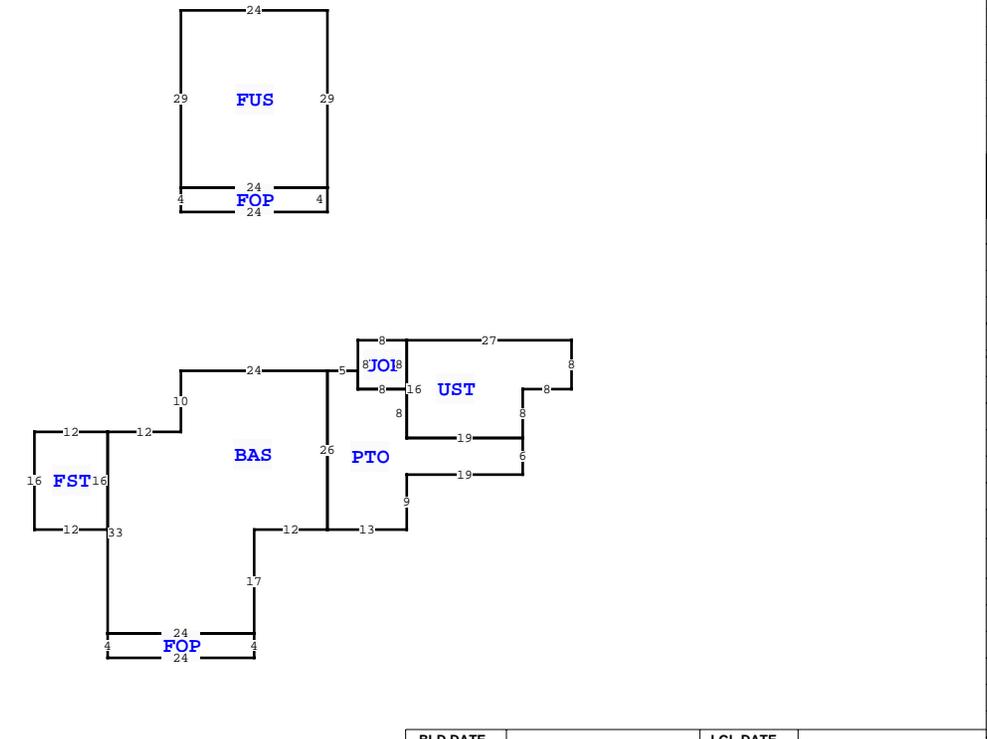




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 50
Exterior Wall	15 CONC BLOCK 50
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2.5 100
Frame	01 NONE 100
Stories	2. 2. 100
Architectural Units	05 CONV 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	12716.030 1.00/

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%	- 2007		300,437	1989	1989	0	0	35.00	65.00

Heated Area: 1920 HX Base Yr 2007



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,224	100		1,224	104,653
FOP	96	30		29	2,480
FOP	96	30		29	2,480
FST	192	55		106	9,063
FUS	696	100		696	59,509
PTO	428	5		21	1,795
UOP	64	20		13	1,112
UST	368	45		166	14,193
TOTALS	3,164			2,284	195,284

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		195,284	
TOTAL MARKET OB/XF VALUE		1,200	
TOTAL LAND VALUE - MARKET		34,880	
TOTAL MARKET VALUE		231,364	
SOH/AGL Deduction		96,207	
ASSESSED VALUE		135,157	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		83,746	
TOTAL JUST VALUE		231,364	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		223,575	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049656	Electrical Servic	0	04/19/2024
000043865	Roof Replacement	17,000	03/08/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1377/1095	1/17/2019	QC	U	I	11	100
GRANTOR: MARK A & SUSAN D SHEL						
GRANTEE: MARK A & SUSAN D SH						
1054/0837	8/03/2005	WD	Q	I		145,000
GRANTOR: STEWART						
GRANTEE: SHELTON & SWEARS						

EXTRA FEATURES		305 SW TRUDY WAY, FORT WHITE														
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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200

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

BUILDING NOTES	

BUILDING DIMENSIONS
 BAS= W24 S10 W12 FST= W12 S16 E12 N16\$ S33 FOP= S4 E24N4
 W24\$ E24 N17 E12 PTO= E13N9 E19 N6 UST= N8 E8 N8 W27 S16
 E19\$ W19 N8 UOP= N8 W8 S8 E8\$ W8 N3W5 S26\$ N26\$ PTR= N30 FUS=
 N29 W24 S29 FOP= S4 E24 N4 W24\$ E24\$S30\$.

LAND DESCRIPTION		TOTAL OB/XF														1,200								
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	2.18	AC		1.00	1.00	1.00	16,000.00	16,000.00	34,880							