

COMM INTERS OF N R/W CR-246 & W SEC, RUN SE ALONG R/W 1083.89 FT 808.08 FT, E 512.22 FT, S 894.81

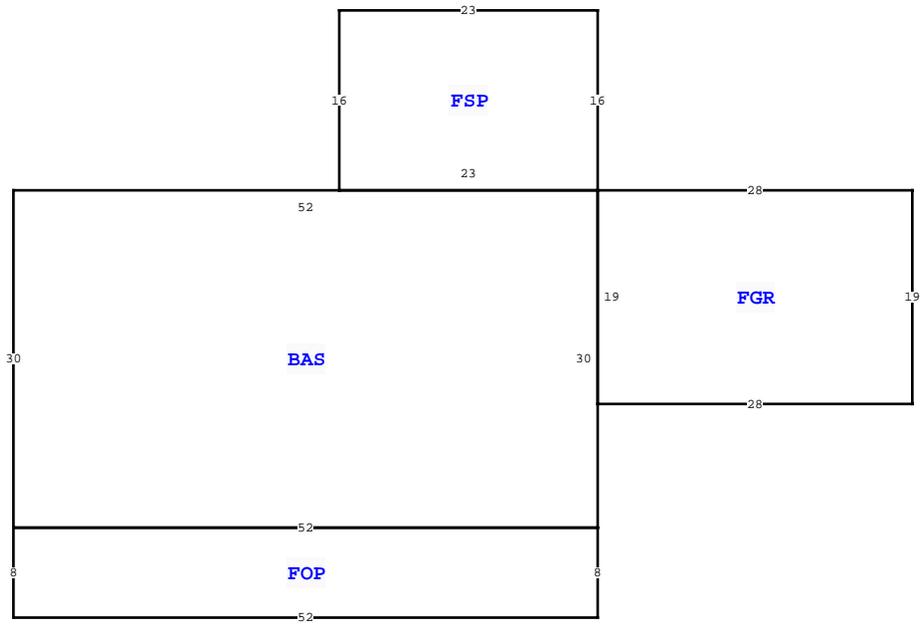
ROTHROCK IRVIN A JR
2159 NW LASSIE BLACK ST
WHITE SPRINGS, FL 32096

2026

13-2S-16-01603-135

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	06	CUST PANEL	90
Interior Wall	05	DRYWALL	10
Interior Floor	14	CARPET	70
Interior Floor	12	HARDWOOD	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	13216.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,560	100	
FGR	532	55	
FOP	416	30	
FSP	368	40	
TOTALS	2,876		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,125	120.2850	144.34	306,722	1996	1996		0	0	29.00
1 EXCEPT SFR 100% - 2007											
Heated Area: 1560						HX Base Yr 2007					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		217,773	
TOTAL MARKET OB/XF VALUE		22,220	
TOTAL LAND VALUE - MARKET		65,065	
TOTAL MARKET VALUE		305,058	
SOH/AGL Deduction		78,292	
ASSESSED VALUE		226,766	
TOTAL EXEMPTION VALUE		HX HB WR 56,411	
BASE TAXABLE VALUE		170,355	
TOTAL JUST VALUE		305,058	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		308,125	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043614	Roof Replacement	26,010	01/31/2022
9330	SFR	250	02/07/1995
7942	M H	50	01/03/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1102/1786	11/17/2006	WD	Q	I		255,000
GRANTOR: JAMES & DEBORAH JENNI						
GRANTEE: IRVIN & SANDRA ROTH						
1012/2003	4/08/2004	WD	Q	I		207,000
GRANTOR: LEEHUIS						
GRANTEE: JENNINGS						

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
1	0021	BARN,FR AE	0	100	27	40	1,080.00	UT	11.00	100	1996	1996	3	100
2	0252	LEAN-TO W/	0	100	15	40	600.00	UT	2.50	100	1996	1996	3	100
3	0252	LEAN-TO W/	0	100	31	40	1,240.00	UT	2.50	100	1996	1996	3	100
4	0166	CONC,PAVMT	0	100	30	18	540.00	UT	2.00	100	1996	1996	3	100
5	0294	SHED WOOD/	0	100	8	12	96.00	UT	7.50	100	1996	1996	3	100
6	0166	CONC,PAVMT	0	100	8	40	320.00	UT	2.00	100	1996	1996	3	100
7	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2008	2008	3	100
8	0130	CLFENCE 5	0	100	0	0	280.00	UT	7.50	100	2008	2008	3	100
TOTALS														

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		00	0.00	0.00	10.01	AC		1.00	1.00	1.00	6,500.00	6,500.00	65,065							