

W 1/2 OF OF THE FOLLOWING: SE 1/
SW 1/4 (PART OF LOT 4 OLD WIRE F
1083-1791, WD 1102-2134, QC 1102

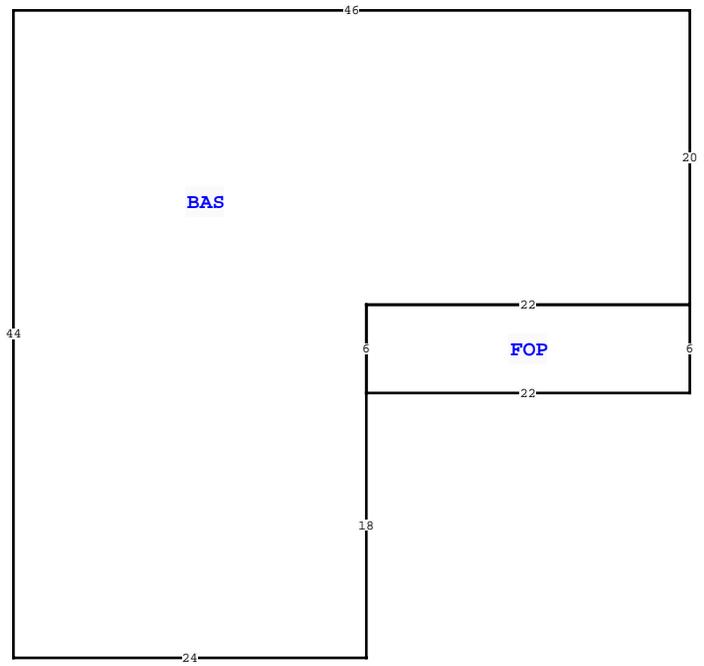
MCGAUGHEY JEANNE E
687 DW MAPLEWOOD PLACE
FORT WHITE, FL 32038

2026

13-6S-16-03817-224

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 90	
Interior Floo	08	SHT VINYL 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		4 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Architectual	05	CONV 100	
Units		0 100	
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	14616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,496	100	
FOP	132	30	
TOTALS	1,628		

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%	- 2008									Heated Area: 1496 HX Base Yr 2008	



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	179,746			
TOTAL MARKET OB/XF VALUE	0			
TOTAL LAND VALUE - MARKET	65,130			
TOTAL MARKET VALUE	244,876			
SOH/AGL Deduction	93,762			
ASSESSED VALUE	151,114			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	99,703			
TOTAL JUST VALUE	244,876			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	228,838			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25330	SFR	466	12/20/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1257/1207	6/10/2013	QC	U	I	11	100
GRANTOR: THOMAS R MCGAUGHEY						
GRANTEE: JEANNE E MCGAUGHEY						
1193/1721	10/01/2008	QC	Q	I	01	100
GRANTOR: THOMAS HURT, JEANNE MC						
GRANTEE: THOMAS R & JEANNE E						

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE

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

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W46 S44 E24 N18 FOP= E22 N6 W22 S6\$ N6 E22 N20\$.									

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	DPHT 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	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							