LOT 10 BLK A OLD WIRE FARMS.

742-1213, 836-1511, 908-2276, 98

GREEN COREY WAYNE
533 SW HOMESTEAD CIR
FORT WHITE, FL 32038

2027

14-6S-16-03818-110

BUILDING CHARACTERISTICS

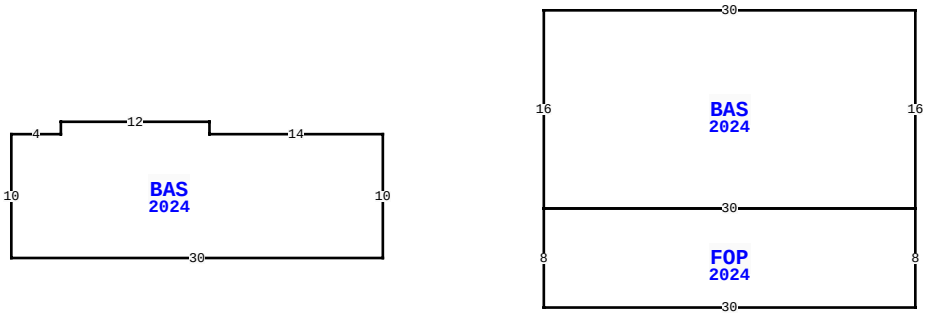
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	08	ENG SPLIT 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	14616.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	312	100	2024	312	46,662
BAS	480	100	2024	480	71,788
FOP	240	30	2024	72	10,768
TOTALS	1,032			864	129,218

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	864	138.7386	152.61	131,855	2023	2023	0	0	0	2.00	98.00

1 SINGLE FAM 0% - 2024 Heated Area: 792 HX Base Yr



533 SW HOMESTEAD CIR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	129,218
TOTAL MARKET OB/XF VALUE	8,200
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	187,418
SOH/AGL Deduction	0
ASSESSED VALUE	187,418
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	187,418
TOTAL JUST VALUE	187,418
NCON VALUE	1,200
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	188,572

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043872	New Residential C	75,000	03/08/2022
17857	M H	75	01/23/2001
15928	M H	75	08/20/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1564/1911	3/24/2026	WD	U	I	11	0
GRANTOR: GREEN SHELDON WAYNE						
GRANTEE: GREEN COREY WAYNE						
1437/1945	5/04/2021	WD	Q	V	01	42,500
GRANTOR: CAYER JOSEPH E & MARY						
GRANTEE: GREEN SHELDON WAYNE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=23,10] E30 S16 W30 N16 $
BAS=[YR=2024;ORIG=10,20] W14 N1 W12 S1 W4 S10 E30 N10 $
FOP=[YR=2024;ORIG=23,26] E30 S8 W30 N8 $
.

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0296	SHED METAL	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2027	2026		100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 8,200

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	0100	C	SFR	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 05/11/2026 BY KS Total Acres: 4.01 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/17/2026 BY SYS