

LOT 14 BLOCK A OLD WIRE FARMS.  
730-43, 762-730, 768-1928, 899-2

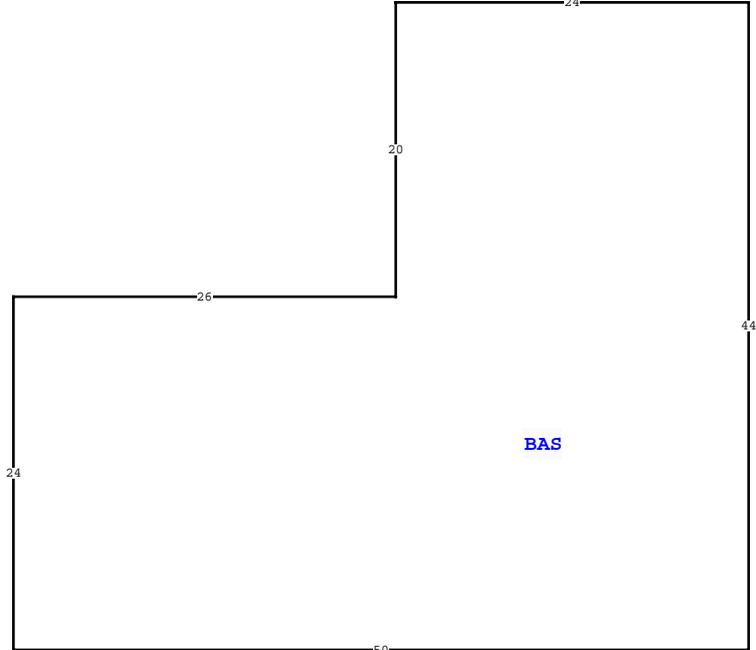
LILLY CHARLES JOSEPH/LILLY JUDITH ANN  
748 SW HOMESTEAD CIR  
FORT WHITE, FL 32038

**2026**

14-6S-16-03818-114

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,680	108.0000	120.96	203,213	2002	2010	0	0	15.00	85.00
1 SINGLE FAM 100% - 2026 Heated Area: 1680 HX Base Yr 2026											



Quality	05	05			
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	1,680	100		1,680	172,731
TOTALS	1,680			1,680	172,731

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			172,731
TOTAL MARKET OB/XF VALUE			1,700
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			224,431
SOH/AGL Deduction			16,653
ASSESSED VALUE			207,778
TOTAL EXEMPTION VALUE	HX HB 13	207,778	
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			224,431
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			197,035

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054166	Remodel	4,165	09/29/2025
17212	SFR	125	07/14/2000
10384	PUMP/UTPOL	30	10/26/1995
9347	M H	125	02/10/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1549/240	9/05/2025	WD	Q	I	01	300,000
GRANTOR: SISTRUNK ANGELA						
GRANTEE: LILLY CHARLES JOSEPH						
1411/2549	5/16/2020	WD	Q	I	01	175,000
GRANTOR: TIMOTHY RYAN HEATHERM						
GRANTEE: ANGELA & STANLEY SIS						

EXTRA FEATURES		BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
748 SW HOMESTEAD CIR, FORT WHITE					05/07/2026	MLU	

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	2008	2008	3	100	1,200	
2	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	0.00	100	2015	2015	3	100	500	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W24 S20 W26 S24 E50 N44\$.	

LAND DESCRIPTION		TOTAL OB/XF														1,700								
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	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							