LOT 28 SUWANNEE HIGHLANDS S/D.
435-314, DC 921-1167, WD 1000-16

FORD JERALD L/FORD CAROL J
5015 NW LASSIE BLACK ST
WHITE SPRINGS, FL 32096

2027

16-2S-16-01631-028

BUILDING CHARACTERISTICS

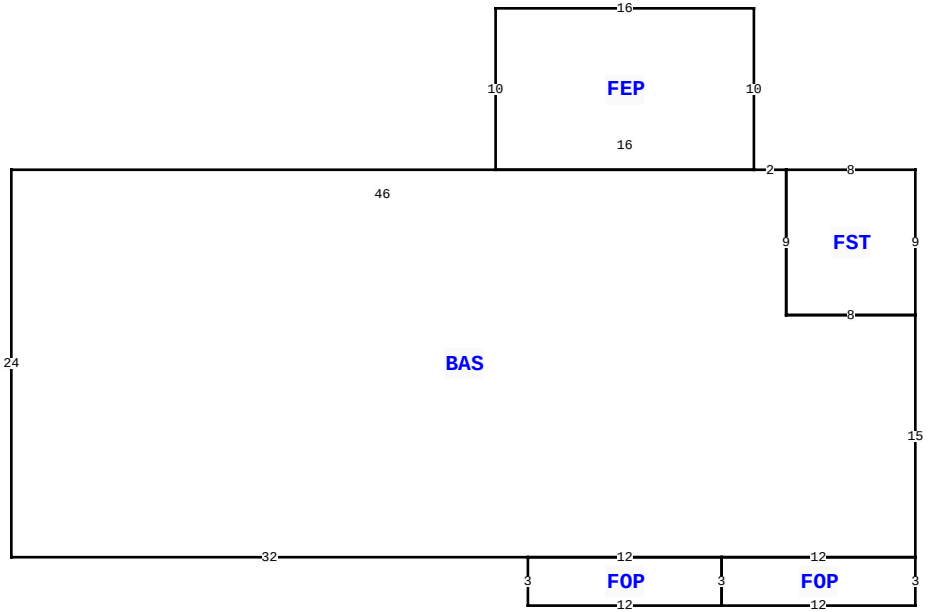
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
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	16216.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,272	100		1,272	99,943
FEP	160	80		128	10,057
FOP	36	30		11	865
FOP	36	30		11	865
FST	72	55		40	3,143
TOTALS	1,576			1,462	114,873

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,462	109.8900	120.88	176,727	1976	1976	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2022 Heated Area: 1272 HX Base Yr



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

5015 NW LASSIE BLACK ST, WHITE SPRINGS

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	114,873
TOTAL MARKET OB/XF VALUE	15,209
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	148,082
SOH/AGL Deduction	0
ASSESSED VALUE	148,082
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	148,082
TOTAL JUST VALUE	148,082
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	150,172

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1000/1612	11/20/2003	WD	Q	I		57,500

GRANTOR: PATSY H LANGFORD

GRANTEE: JERALD L & CAROL J

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W2 FEP= N10W16 S10 E16$ W46 S24 E32 FOP= S3 E12 N3 W12$ E12 FOP= S3 E12 N3 W12$ E12 N15 FST= N9 W8 S9 E8$ W8 N9$.

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	200.00	200.00	50	0	0	3	50	100	
2	0296	SHED METAL	0	0	9	16	144.00	UT	5.00	5.00	60	1993	1993	3	60	432	
3	0060	CARPORT F	0	0	18	20	360.00	UT	5.00	5.00	100	2008	2008	3	100	1,800	
4	0060	CARPORT F	0	0	18	20	360.00	UT	5.00	5.00	100	2008	2008	3	100	1,800	
5	0169	FENCE/WOOD	0	0	0	0	200.00	UT	13.50	13.50	100	2008	2008	3	100	2,700	
6	0166	CONC,PAVMT	0	0	0	0	3,846.00	UT	3.00	3.00	70	2008	2008	3	70	8,077	
7	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 15,209

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 11/17/2022 BY KS Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/16/2026 BY SYS