LOT 4 BLOCK C ICHETUCKNEE PINES
650-83, 909-2350, 947-1768, 1289

WALKER WILLIAM BYRON/WALKER DONNA ADCOX
1635 SW CENTERVILLE AVE
FORT WHITE, FL 32038-4145

2027

16-6S-16-03832-112

BUILDING CHARACTERISTICS

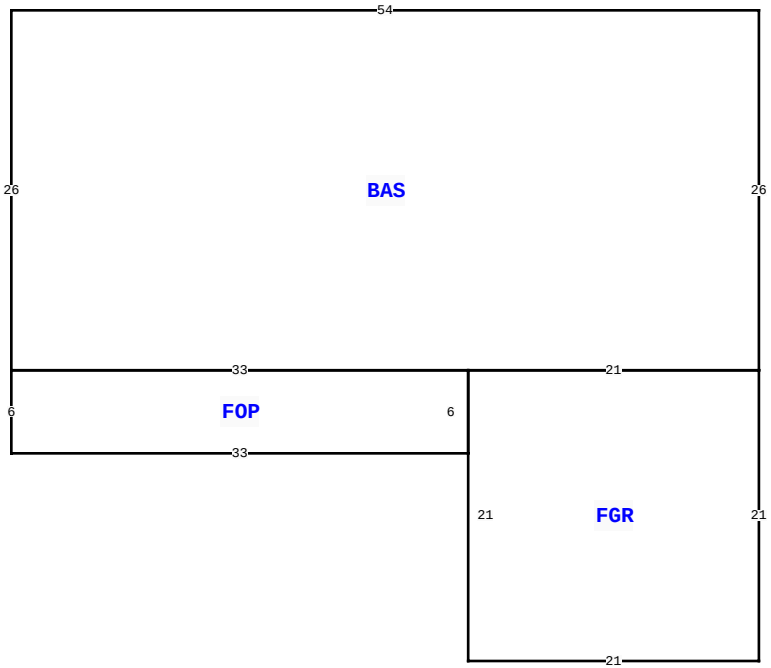
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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 02
NEIGHBORHOOD/LOC	16616.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	121,977
FGR	441	55		243	21,111
FOP	198	30		59	5,126
TOTALS	2,043			1,706	148,213

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,706	114.4640	125.91	214,802	1994	1994	0	0	0	31.00	69.00

1 SINGLE FAM 100% - 2016 Heated Area: 1404 HX Base Yr 2016



1635 SW CENTERVILLE AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

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	100	16	24	384.00	UT	1.50	1.50	100	0	0	3	100	576	
2	0120	CLFENCE 4	0	100	0	0	580.00	UT	2.50	2.50	100	0	0	3	100	1,450	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
5	0294	SHED WOOD/	0	100	12	20	240.00	UT	7.50	7.50	70	1994	1994	3	70	1,260	
6	0294	SHED WOOD/	0	100	10	12	120.00	UT	7.50	7.50	70	1994	1994	3	70	630	
7	0280	POOL R/CON	0	100	12	32	384.00	UT	70.00	70.00	100	2003	2003	3	40	10,752	
8	0282	POOL ENCL	0	100	22	45	990.00	UT	15.00	15.00	100	2003	2003	3	40	5,940	
9	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		148,213
TOTAL MARKET OB/XF VALUE		29,408
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		232,621
SOH/AGL Deduction		83,033
ASSESSED VALUE		149,588
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		98,177
TOTAL JUST VALUE		232,621
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		235,317

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20775	POOL	165	06/06/2003
9569	M H	125	04/05/1995
8729	SFR	41,000	08/12/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1461/1911	3/04/2022	LE	U	I	14	100
GRANTOR: WALKER WILLIAM BYRON						
GRANTEE: WHITE JAMES						
1294/1644	5/11/2015	WD	U	I	12	74,000
GRANTOR: BANK OF NEW YORK MELL						
GRANTEE: WILLIAM BYRON & DON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W54 S26 FOP= S6 E33 N6 W33$ E33 FGR= S21 E21 N21 W21$ E21 N26$.

LAND DESCRIPTION

TOTAL OB/XF 29,408

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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 05/06/2026 BY KS Total Acres: 4.01 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/17/2026 BY SYS