N1/2 OF NE1/4 OF SW1/4 LYING EAS
RD, EX 1.87 AC DESC IN ORB 1215-

WILLIAMS DUDLEY/WILLIAMS KAREN R
1200 SW TOMMY LITES ST
FORT WHITE, FL 32038

2026

16-6S-17-09687-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

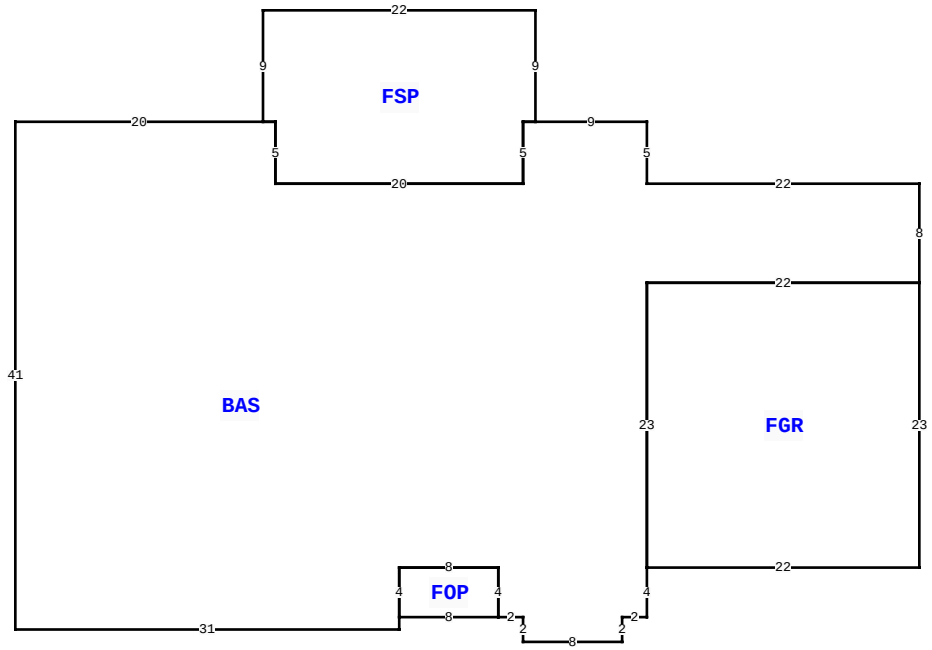
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	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	16617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,131	100		2,131	207,570
FGR	506	55		278	27,079
FOP	32	30		10	974
FSP	298	40		119	11,591
TOTALS	2,967			2,538	247,213

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,538	120.3440	137.19	348,188	1996	1996	0	0	0	29.00	71.00

1 SINGLE FAM 100% - 2013 Heated Area: 2131 HX Base Yr 2013



1200 SW TOMMY LITES ST, FORT WHITE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		247,213
TOTAL MARKET OB/XF VALUE		4,065
TOTAL LAND VALUE - MARKET		70,980
TOTAL MARKET VALUE		322,258
SOH/AGL Deduction		133,875
ASSESSED VALUE		188,383
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		136,972
TOTAL JUST VALUE		322,258
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		304,975

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11588	SFR	330	08/29/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1242/0013	9/20/2012	WD	Q	I	01	195,000
GRANTOR: KAREN LEWIS, LEE HARR						
GRANTEE: DUDLEY & KAREN R WI						
1228/1933	1/25/2012	PB	U	I	18	0
GRANTOR: ORBRA WARTHEN HARRELL						
GRANTEE: KAREN H LEWIS ETAL						

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	0	0	710.00	UT	1.50	1.50	100	1996	1996	3	100	1,065	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	600	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 S41 E31 N1 FOP= E8 N4 W8 S4$ N4 E8 S4 E2 S2 E8 N2E2 N4 FGR= E22 N23 W22 S23$ N23 E22 N8 W22 N5 W9 FSP= N9 W22 S9 E1 S5 E20 N5 E1$ W1 S5 W20 N5 W1$.

LAND DESCRIPTION

TOTAL OB/XF 4,065

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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							
2	9900	C	AC NON-AG	100		A-1	0.00	0.00	4.46	AC		1.00	1.00	1.00	13,000.00	13,000.00	57,980							

REVIEW DATE 10/10/2017 BY DF Total Acres: 5.46 Total Land Value: 70,980 Market: 0 Agricultural: 0 Common: 70,980 PRINTED 05/08/2026 BY SYS