

COMM NE COR OF SW1/4, RUN W 165.  
 FT, W 582.71 FT, S 133 FT FOR PO  
 FT, S 266 FT, W 163.76 FT, N 266

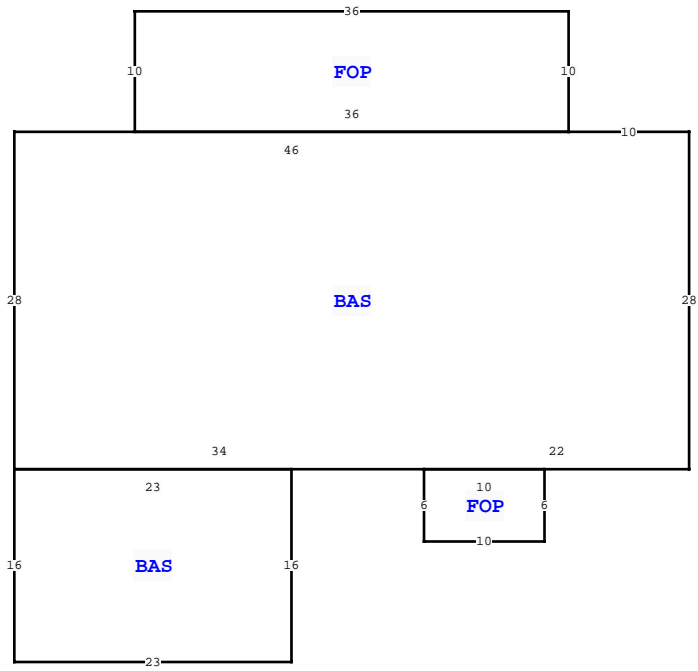
WADDINGTON KIRK REVOCABLE TRUST DATED JUNE 3, 2025  
 632 SW LOWE CT  
 FORTT WHITE, FL 32038

**2026**

17-6S-16-03847-006  


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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	5000 IMPROVED AG	
MAP NUM	MKT AREA	02
NEIGHBORHOOD/LOC	17616.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	368	100
BAS	1,568	100
FOP	60	30
FOP	360	30
TOTALS	2,356	2,062

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,062	112.5040	126.00	259,812	2003	2003	0	0	0	27.50	72.50		
2 SINGLE FAM 100% - 0 Heated Area: 1936 HX Base Yr														



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	188,364	
TOTAL MARKET OB/XF VALUE	700	
TOTAL LAND VALUE - MARKET	161,840	
TOTAL MARKET VALUE	203,083	
SOH/AGL Deduction	66,669	
ASSESSED VALUE	136,414	
TOTAL EXEMPTION VALUE	HX HB WR 56,411	
BASE TAXABLE VALUE	80,003	
TOTAL JUST VALUE	350,904	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	319,471	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046011	Roof Replacement	21,585	12/01/2022
20634	SFR	338	04/23/2003
16073	REMODEL	50	09/27/1999
7192	M H	60	05/24/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1237/2464	7/02/2012	WD	Q	V	01	30,000
GRANTOR: LEROY GLEN LOWE						
GRANTEE: KIRK W & DONNA L WA						
0774/1674	5/14/1993	WD	Q	V	02	0
GRANTOR: MARVIN HARPER						
GRANTEE: KIRK WADDINGTON						

EXTRA FEATURES																
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	0296	SHED METAL	0	100	8	10	UT	5.00	5.00	50	1993	1993	3	50	200	
2	0040	BARN, POLE	0	100	0	0	UT	0.00	0.00	100	2015	2015	3	100	500	

TOTAL OB/XF													
700													

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	AC		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	6200	A	PASTURE 3	0			0.00	0.00	17.12	AC		1.00	1.00	1.00	280.00	280.00	4,794							
3	5500	A	TIMBER 2	0			0.00	0.00	5.00	AC		1.00	1.00	1.00	445.00	445.00	2,225							
4	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	22.12	AC		1.00	1.00	1.00	7,000.00	7,000.00	154,840							