

THE EASTERN MOST 350 FT OF THE
 FOLLOWING: COMM NE COR OF SEC,
 RUN S 1056.71 FT, W 963.47 FT

BRYANT KAREN M/BRYANT THOMAS J
 P O BOX 997
 FORT WHITE, FL 32038

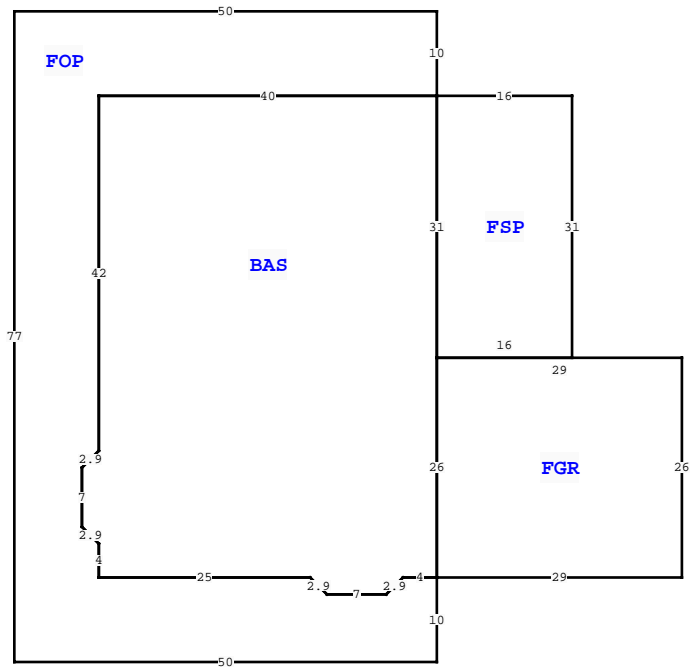
2026

17-6S-16-03851-102



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	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	07	07	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	17617.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,316	100	
FGR	754	55	
FOP	1,534	30	
FSP	496	40	
TOTALS	5,100		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	2007								
				Heated Area: 2316			HX Base Yr 2007				



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VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				403,501	
TOTAL MARKET OB/XF VALUE				74,200	
TOTAL LAND VALUE - MARKET				35,300	
TOTAL MARKET VALUE				489,457	
SOH/AGL Deduction				136,402	
ASSESSED VALUE				353,055	
TOTAL EXEMPTION VALUE				HX HB 51,411	
BASE TAXABLE VALUE				301,644	
TOTAL JUST VALUE				513,001	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				515,982	
SALE:1:1: 20.04 AC					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
22475	SFR	645	11/08/2004		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1025/0808	8/19/2004	WD Q	Q	V	01	100
GRANTOR: KAREN M BRYANT						
GRANTEE: KAREN BRYANT & THOM						
0864/2169	8/13/1998	WD Q	Q	V		52,000
GRANTOR: MARLOWE						
GRANTEE: BRYANT						

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	0020	BARN,FR	0	100	0	0	UT	3.50	3.50	100	1998	1998	3	100	12,166	
2	0020	BARN,FR	0	100	24	36	UT	3.50	3.50	100	1998	1998	3	100	3,024	
3	0040	BARN,POLE	0	0	20	70	UT	5.00	5.00	100	2006	2006	3	100	7,000	
4	0040	BARN,POLE	0	0	90	60	UT	5.00	5.00	100	2006	2006	3	100	28,800	
5	0180	FPLC 1STRY	0	100	0	0	UT	2,000.00	2,000.00	100	2006	2006	3	100	4,000	
6	0166	CONC,PAVMT	0	100	0	0	UT	2.50	2.50	100	2006	2006	3	100	19,210	

LAND DESCRIPTION												TOTAL OB/XF				74,200								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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			0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	0		00	0.00	0.00	2.70	AC		1.00	1.00	1.00	280.00	280.00	756							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	2.70	AC		1.00	1.00	1.00	9,000.00	9,000.00	24,300							

BUILDING NOTES											
BUILDING DIMENSIONS											
FOP= N10 W50 S77 E50 N10 W4 L2 D2 W7 U2 L2 W25 N4 U2 L2 N7 R2 U2 N42 E40\$ BAS= W40 S42 D2 L2 S7 R2 D2 S4 E25 R2 D2 E7 U2 R2 E4 FGR= E29 N26 W29 S26\$ N26 FSP= E16 N31 W16 S31\$ N31\$.											