LOT 15 PALAWAN ESTATES S/D.

673-787, 773-1243, 802-936, WD 1

BOEHNLEIN BRENDA
226 SW PALAWAN GLN
FORT WHITE, FL 32038

2027

17-6S-16-03852-015

BUILDING CHARACTERISTICS

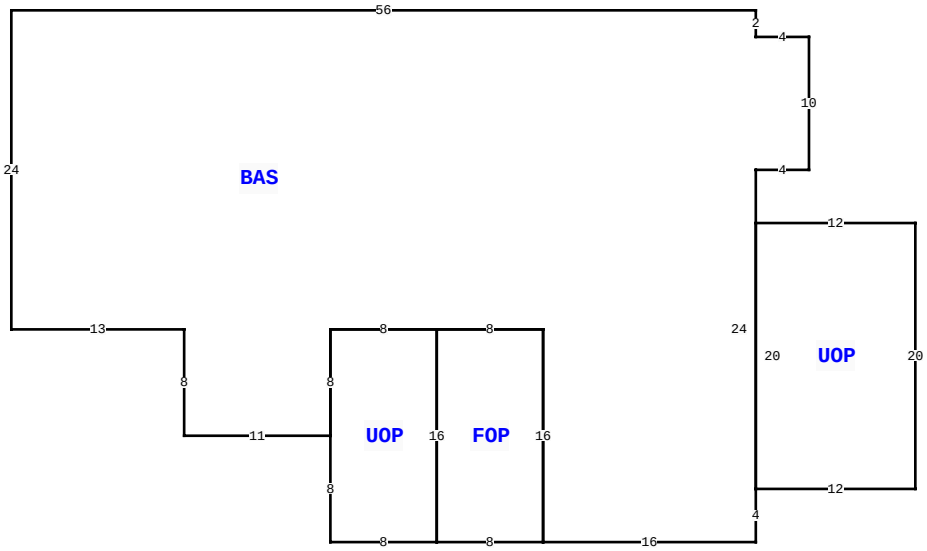
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC		17616.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100		1,728	170,426
FOP	128	30		38	3,748
UOP	128	20		26	2,565
UOP	240	20		48	4,734
TOTALS	2,224			1,840	181,472

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,840	126.2800	138.91	255,594	1996	1996	0	0	0	29.00	71.00

1 SINGLE FAM 100% - 2022 Heated Area: 1728 HX Base Yr 2022



226 SW PALAWAN GLN, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1996	1996	3	100	1,200	
2	0296	SHED METAL	0	100	10	20	200.00	UT	12.00	12.00	100	2008	2008	3	100	2,400	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	600	
4	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2022	2021		75	4,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		181,472
TOTAL MARKET OB/XF VALUE		8,700
TOTAL LAND VALUE - MARKET		54,990
TOTAL MARKET VALUE		245,162
SOH/AGL Deduction		23,567
ASSESSED VALUE		221,595
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		170,184
TOTAL JUST VALUE		245,162
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		248,454

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042937	Electrical Servic	0	10/11/2021
9450	M H	125	03/14/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1463/1046	2/24/2022	QC	U	I	11	100
GRANTOR: BOEHNLEIN JOSEPH F						
GRANTEE: BOEHNLEIN BRENDA						
1128/1436	8/16/2007	WD	Q	I		205,000
GRANTOR: JERRY D & GLORIA M RH						
GRANTEE: JOSEPH F & BRENDA B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S24 E13 S8 E11 UOP= S8 E8 N16 W8 S8$ N8 E8 FOP= S16 E8 N16 W8$ E8 S16 E16 N4 UOP= E12 N20 W12 S20 $ N24 E4 N10 W4 N2$.

LAND DESCRIPTION

TOTAL OB/XF 8,700

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	4.23	AC		1.00	1.00	1.00	13,000.00	13,000.00	54,990							

REVIEW DATE 05/14/2026 BY JB Total Acres: 4.23 Total Land Value: 54,990 Market: 0 Agricultural: 0 Common: 54,990 PRINTED 11/17/2026 BY SYS