

COMM NE COR OF NW1/4 OF SE1/4, R  
FOR POB, CONT W 320.97 FT, S 272  
320.68 FT, N 272.19 FT TO POB. (

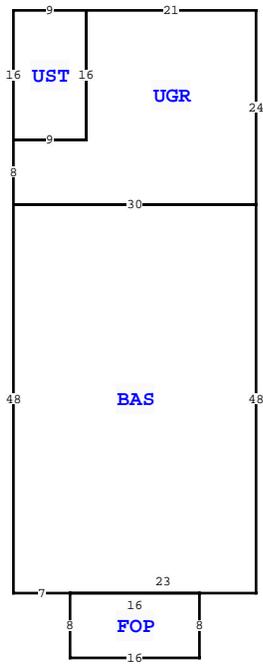
LITES GARRY J/LITES DEBRA  
2084 SW TOMMY LITES ST  
FORT WHITE, FL 32038

**2026**

17-6S-17-09693-000  
17-6S-17-09693-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	06	VINYL ASB	100
Air Condition	02	WINDOW	100
Heating Type	03	FORCED AIR	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	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	17617.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,440	100	
FOP	128	30	
UGR	576	45	
UST	144	45	
TOTALS	2,288		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,802	65.2680	74.41	134,087	1936	1936	0	0	35.00	65.00
1 SINGLE FAM 100% - 2005 Heated Area: 1440 HX Base Yr 2005											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			87,157
TOTAL MARKET OB/XF VALUE			13,200
TOTAL LAND VALUE - MARKET			30,720
TOTAL MARKET VALUE			131,077
SOH/AGL Deduction			52,616
ASSESSED VALUE			78,461
TOTAL EXEMPTION VALUE	HX HB	47,531	
BASE TAXABLE VALUE			30,930
TOTAL JUST VALUE			131,077
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			125,702

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18078	M H	125	03/19/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0983/0479	5/08/2003	WD Q	Q	I	01	100

GRANTOR: HENNIE MAE LITES  
GRANTEE: GARRY J & DEBRA LIT

EXTRA FEATURES		2084 SW TOMMY LITES ST, FORT WHITE															
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	0021	BARN,FR AE	0	100	21	17	1.00	UT	0.00	0.00	100	0	0	3	100	800	
2	0021	BARN,FR AE	0	100	17	7	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	45	20	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
5	0021	BARN,FR AE	0	100	40	20	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
6	0020	BARN,FR	0	100	30	25	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,200	
7	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	800	
8	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
9	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
10	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	

TOTAL OB/XF												13,000												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	1.92	AC		1.00	1.00	1.00	16,000.00	16,000.00	30,720							

BUILDING NOTES	

BUILDING DIMENSIONS	
UGR= N24 W21 UST= W9 S16 E9 N16\$ S16 W9 S8 E30\$ BAS= W30 S48 E7 FOP= S8 E16 N8 W16\$ E23 N48\$.	

LAND DESCRIPTION		TOTAL OB/XF 13,000																						
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1	0100	C	SFR	100		A-1	0.00	0.00	1.92	AC		1.00	1.00	1.00	16,000.00	16,000.00	30,720							

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11	0285	SALVAGE	0	100	0	0			0.00	100	2013	2013	3	100	200																												
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<b>REVIEW DATE</b> 10/11/2017 <b>BY</b> DF    Total Acres: 1.92    Total Land Value: 30,720    Market: 0    Agricultural: 0    Common: 30,720 <b>PRINTED 05/08/2026 BY SYS</b>																																											