COMM SW COR OF NW1/4 OF SE1/4, R
RUN S 43 FT, E 196.83 FT, N 43 F
FT FOR POB, N 263.91 FT, E 330.0

HALES IMOGENE L/HALES THAD FRANKLIN
298 SW HALL AVE
FORT WHITE, FL 32038

2027

17-6S-17-09693-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	08	WD OR PLY 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame		N/A 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

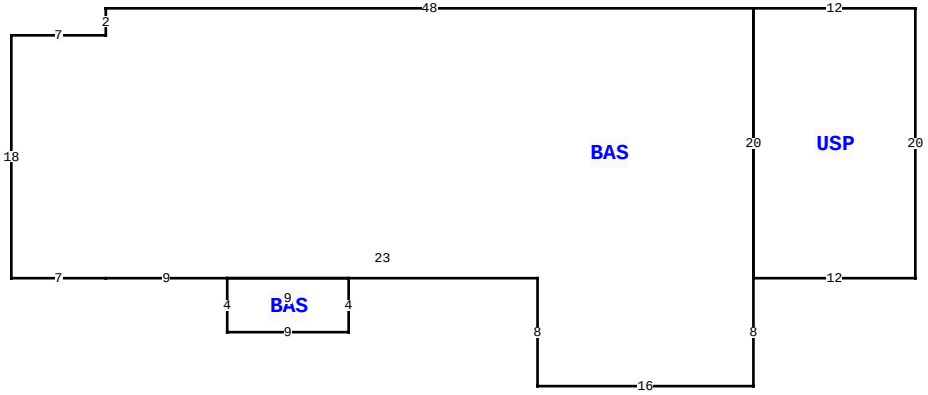
NEIGHBORHOOD/LOC 17617.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	36	100		36	2,387
BAS	1,214	100		1,214	80,480
USP	240	35		84	5,569
TOTALS	1,490			1,334	88,436

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,334	92.7180	101.99	136,055	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2008 Heated Area: 1250 HX Base Yr 2008



298 SW HALL AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0296	SHED METAL	0	100	8	20	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0080	DECKING	0	100	8	20	160.00	UT	5.00	5.00	100	1993	1993	3	100	800	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		88,436
TOTAL MARKET OB/XF VALUE		1,400
TOTAL LAND VALUE - MARKET		32,000
TOTAL MARKET VALUE		121,836
SOH/AGL Deduction		79,284
ASSESSED VALUE		42,552
TOTAL EXEMPTION VALUE	HX HB WX	30,000
BASE TAXABLE VALUE		12,552
TOTAL JUST VALUE		121,836
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		123,440

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1568/1076	4/29/2026	LE	U	I	14	100
GRANTOR: GRAHAM IMOGENE LITES						
GRANTEE: HALES THAD FRANKLIN						
1125/1620	7/18/2007	QC	Q	I	01	100
GRANTOR: IMOGENE L HALES						
GRANTEE: IMOGENE L HALES & T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S2 W7 S18 E7 E9 BAS= S4 E9 N4 W9$ E23 S8 E16 N8 USP= E12 N20W12 S20$ N20$.

LAND DESCRIPTION

TOTAL OB/XF 1,400

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	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000							

REVIEW DATE 10/11/2017 BY DF Total Acres: 2.00 Total Land Value: 32,000 Market: 0 Agricultural: 0 Common: 32,000 PRINTED 11/17/2026 BY SYS