BEG NE COR W1/2 OF SE1/4 SEC 17
2657.67 FT, WEST 656.66 FT, N 13
WEST 112.71 FT, N 361.13 FT, EAS

MURRAY JEANETTE ELAINE/GOREN JEFFREY CHARLES
322 SW MOONLIT DR
FORT WHITE, FL 32038

**2027**

**17-7S-17-10010-000**

## BUILDING CHARACTERISTICS

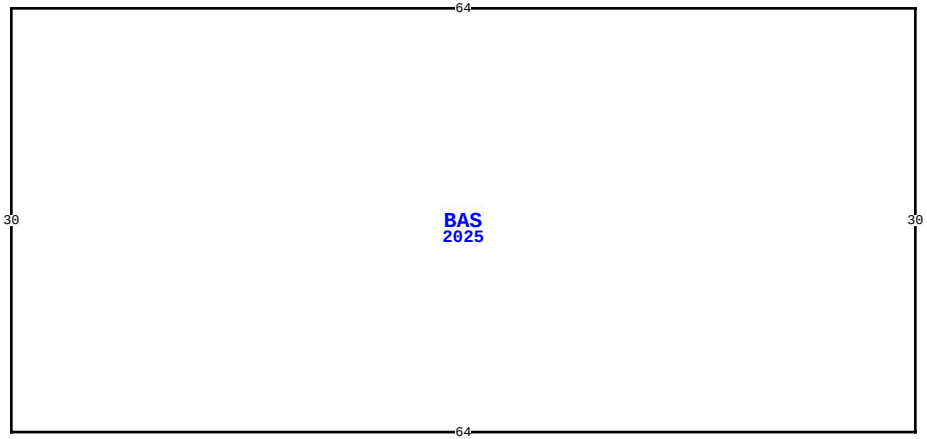
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Exterior Wall | 00 | N/A 0 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 08 | SHT VINYL 100 |
| Interior Floo | 00 | N/A 0 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Frame | 01 | NONE 100 |
| Stories | 0 | 0 100 |
| 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 | 17717.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,920 | 100 | 2025 | 1,920 | 199,863 |
| TOTALS | 1,920 | | | 1,920 | 199,863 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0210 | 02 | 1,920 | 113.0000 | 106.22 | 203,942 | 2025 | 2025 | 0 | 0 | 0 | 2.00 | 98.00 |

1 MODULAR 1 100% - 2026 Heated Area: 1920 HX Base Yr 2026




322 SW MOONLIT DR, FORT WHITE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/07/2026 MLU |
| INC DATE | | AG DATE | 06/20/2023 SPF |

## 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 | 0 | 0 | 1.00 | UT | 1,000.00 | 1,000.00 | 100 | 2021 | 2020 | | 100 | 1,000 | |
| 2 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 2025 | 2024 | | 100 | 1,200 | |
| 3 | 0030 | BARN,MT | 0 | 100 | 0 | 0 | 1.00 | UT | 32,500.00 | 32,500.00 | 100 | 2025 | 2024 | | 100 | 32,500 | |
| 4 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | 2026 | 2025 | | 100 | 7,000 | |
| 5 | 0104 | GENERATOR | 0 | 100 | 0 | 0 | 1.00 | UT | 6,000.00 | 6,000.00 | 100 | 2026 | 2025 | | 95 | 5,700 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 199,863 |
| TOTAL MARKET OB/XF VALUE | | 47,400 |
| TOTAL LAND VALUE - MARKET | | 210,720 |
| TOTAL MARKET VALUE | | 262,375 |
| SOH/AGL Deduction | | 130,632 |
| ASSESSED VALUE | | 131,743 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 80,332 |
| TOTAL JUST VALUE | | 457,983 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 457,983 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000055280 | Storage Building | 94,000 | 03/19/2026 |
| 000053916 | Generator | | 08/26/2025 |
| 000050655 | Modular Building | 0 | 08/26/2024 |
| 000047319 | Electrical Servic | 0 | 05/25/2023 |
| 40601 | STORAGE | 0 | 09/25/2020 |
| 31954 | M H | 504 | 05/13/2014 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1430/1724 | 2/16/2021 | WD | Q | V | 01 | 240,000 |
| GRANTOR: FIELDS GARRET & SORRE | | | | | | |
| GRANTEE: MURRAY JEANETTE ELA | | | | | | |
| 1417/0389 | 8/12/2020 | WD | Q | V | 03 | 150,000 |
| GRANTOR: SHERIE L VICKERS | | | | | | |
| GRANTEE: GARRETT & SORRELL F | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=2025;ORIG=26,10] E64 S30 W64 N30 $
.

## LAND DESCRIPTION

TOTAL OB/XF 47,400

| 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 | 0200 | C | MBL HM | 100 | | | | | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 6,000.00 | 6,000.00 | 6,000 | | | | | | | |
| 2 | 6200 | A | PASTURE 3 | 0 | | | | | 26.62 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 7,454 | | | | | | | |
| 3 | 5500 | A | TIMBER 2 | 0 | | | | | 3.50 | AC | | 1.00 | 1.00 | 1.00 | 445.00 | 445.00 | 1,558 | | | | | | | |
| 4 | 5997 | A | RIVERS/BAYS/ | 0 | | | | | 4.00 | AC | | 1.00 | 1.00 | 1.00 | 25.00 | 25.00 | 100 | | | | | | | |
| 5 | 9910 | M | MKT.VAL.AG | 0 | | | | | 34.12 | AC | | 1.00 | 1.00 | 1.00 | 6,000.00 | 6,000.00 | 204,720 | | | | | | | |

REVIEW DATE 03/24/2026 BY robin Total Acres: 35.12 Total Land Value: 15,112 Market: 204,720 Agricultural: 9,112 Common: 6,000 PRINTED 11/17/2026 BY SYS