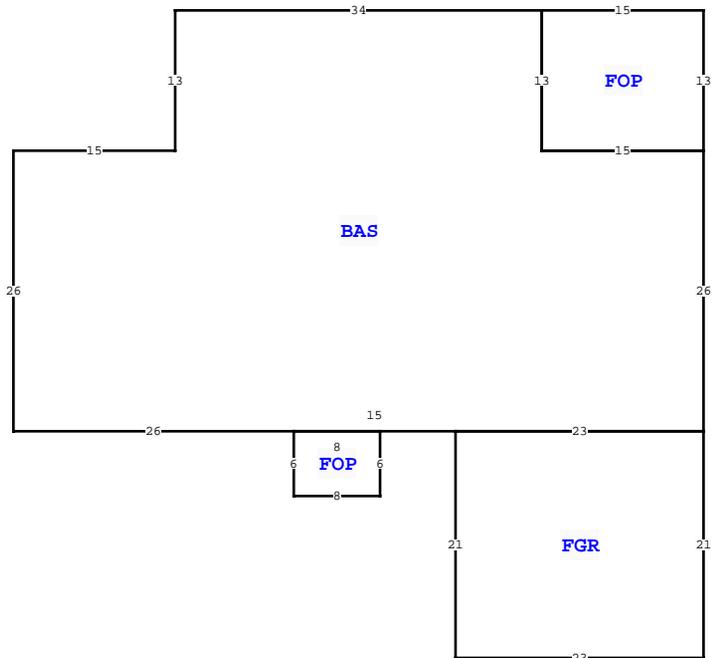




BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	17 MSNRY STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	15 HARDTILE 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3 100
Frame	03 MASONRY 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	06 06
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	18617.00 1.00/

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%	- 2006									Heated Area: 2106	HX Base Yr 2006



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,106	100		2,106	223,135
FGR	483	55		266	28,183
FOP	48	30		14	1,483
FOP	195	30		58	6,146
TOTALS	2,832			2,444	258,946

11704 SW TUSTENUGGEE AVE, FORT WHITE	BLD DATE	LGL DATE	05/07/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	0166	CONC, PAVMT	0	100	17	22	374.00	UT	2.50	100	2005	2005	3	100	935	
2	0040	BARN, POLE	0	100	14	20	1.00	UT	0.00	100	2013	2013	3	100	700	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100			3	100	3,000	
4	0070	CARPORT UF	0	100	20	34	680.00	UT	1.50	100	2013	2013	3	100	1,020	
5	0040	BARN, POLE	0	100	20	30	600.00	UT	2.50	100	2013	2013	3	100	1,500	

LAND DESCRIPTION														TOTAL OB/XF										
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	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			258,946
TOTAL MARKET OB/XF VALUE			7,155
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			331,101
SOH/AGL Deduction			121,689
ASSESSED VALUE			209,412
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			158,001
TOTAL JUST VALUE			331,101
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			319,726

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042955	Mobile Home		10/13/2021
22405	SFR	626	10/19/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1004/0548	10/01/2003	WD Q	Q	V		28,000
GRANTOR: COLUMBIA PLANTATION C						
GRANTEE: MARTIN J & DINORA D						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W15 N13 W34 S13 W15 S26 E26 FOP= S6 E8 N6 W8\$ E15 FGR= S21 E23 N21 W23\$ E23 N26\$ FOP= N13 W15 S13 E15\$.	