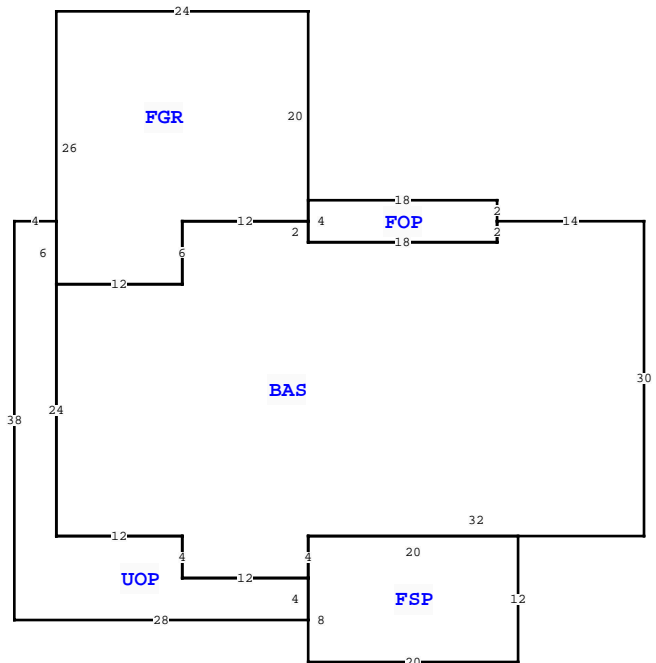


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,101	105.7320	118.42	248,800	1988	1988	0	0	0	35.00	65.00		
1 SINGLE FAM 100% - 0 Heated Area: 1620 HX Base Yr														



MAP NUM	MKT AREA	02			
NEIGHBORHOOD/LOC	18716.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	124,696
FGR	552	55		304	23,400
FOP	72	30		22	1,693
FSP	240	40		96	7,389
UOP	296	20		59	4,542
TOTALS	2,780			2,101	161,720

EXTRA FEATURES		272 SW BLUFF DR, 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	520	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0070	CARPORT UF	0	100	16	24	384.00	UT	2.00	2.00	100	1993	1993	3	100	768	
4	0296	SHED METAL	0	100	16	20	320.00	UT	3.00	3.00	100	1993	1993	3	100	960	
5	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	100	
6	0084	DOCK-RIVER	0	100	0	0	304.00	UT	14.50	14.50	100	2008	2008	3	40	1,763	

TOTAL OB/XF														5,311			
BLD DATE		LGL DATE															
XF DATE		LAND DATE															
INC DATE		AG DATE															

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	100.00	FF		1.00	1.00	1.00	750.00	750.00	75,000										

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY				Tax Group: 3	
BUILDING MARKET VALUE				Tax Dist:	
TOTAL MARKET OB/XF VALUE				161,720	
TOTAL LAND VALUE - MARKET				5,311	
TOTAL MARKET VALUE				75,000	
SOH/AGL Deduction				242,031	
ASSESSED VALUE				96,538	
TOTAL EXEMPTION VALUE				145,493	
BASE TAXABLE VALUE				106,411	
TOTAL JUST VALUE				39,082	
NCON VALUE				242,031	
INCOME VALUE				0	
PREVIOUS YEAR MKT VALUE				242,031	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055589	Remodel	12,792	05/04/2026
000054399	Roof Replacement	17,900	11/04/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1393/1992	9/03/2019	LE U	I	14		100

GRANTOR: DOROTHY M WHEATON (EN)
GRANTEE: JAMES D WHEATON & L

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W14 FOP= N2 W18 S4 E18N2\$ S2 W18 N2 FGR= N20 W24 S26 E12 N6 E12\$ W12 S6 W12 UOP= N6 W4 S38 E28 N4 W12 N4W12 N24\$ S24 E12 S4 E12 FSP= S8 E20 N12 W20 S4\$ N4 E32 N30\$.													