

COMM SE COR, RUN W 2641.60 FT, N
166.33 FT, N 1356.70 FT FOR POB,
550.20 FT, W 833.75 FT, S 550.15

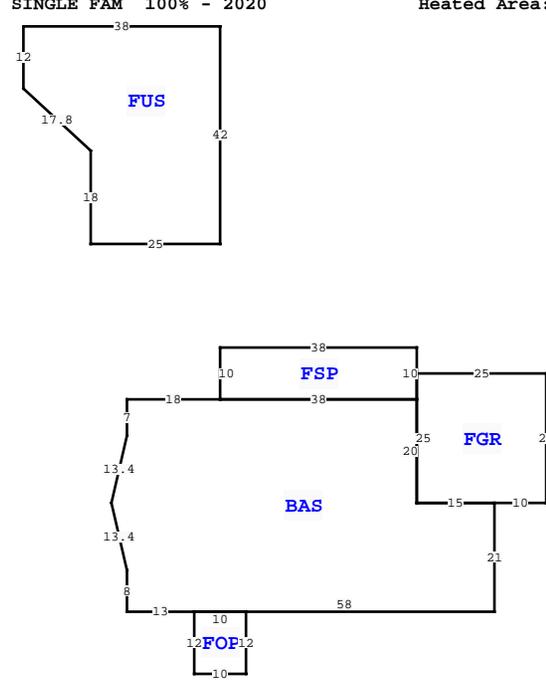
PAYOR PETER
710 SW BUSSEY GLEN
FORT WHITE, FL 32038

2026

18-7S-17-10021-013


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	51	LOG 100	
Roof Structur	08	IRREGULAR 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 70	
Interior Floo	12	HARDWOOD 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2.5 100	
Frame	02	WOOD FRAME 100	
Stories	1.5	1.5 100	
Architectual	05	CONV 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	06	06	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	18717.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,650	100	
FGR	625	55	
FOP	120	30	
FSP	380	40	
FUS	1,284	100	
TOTALS	5,059		

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%	- 2020		Heated Area: 3934					HX Base Yr 2020	



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		510,557			
TOTAL MARKET OB/XF VALUE		20,470			
TOTAL LAND VALUE - MARKET		115,500			
TOTAL MARKET VALUE		546,255			
SOH/AGL Deduction		142,287			
ASSESSED VALUE		403,968			
TOTAL EXEMPTION VALUE		HX HB 51,411			
BASE TAXABLE VALUE		352,557			
TOTAL JUST VALUE		646,527			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		623,204			
SALE:1:1: CREATING A TRUST ACCOUNT #2001					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
000051387	Generator	0	11/04/2024		
22863	POOL	200	03/02/2005		
20577	SFR	668	04/02/2003		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I	RSN CD	SALE PRICE
1531/503	1/09/2025	LE U	I	14	0
GRANTOR: PAYOR PETER (ENH LE)					
GRANTEE: PAYOR PETER REVOCAB					
1355/1115	3/12/2018	WD Q	I	01	425,000
GRANTOR: BONNITA M FLYNN					
GRANTEE: PETER PAYOR					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS= W18 S7 L3 D13 D13 R3 S8 E13 FOP= S12 E10 N12 W10\$ E58 N21 FGR= E10 N25 W25 S25 E15\$ W15 N20 FSP= N10 W38 S10 E38\$ W38\$ PTR= N30 FUS= N42 W38 S12 R13 D12 S18 E25\$ S30\$.					

EXTRA FEATURES															BLD DATE		LGL DATE		
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	BLD DATE	LGL DATE
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200		05/06/2026	MLU
2	0166	CONC, PAVMT	0	100	0	0	2,442.00	UT	2.00	2.00	100	2004	2004	3	100	4,884			
3	0280	POOL R/CON	0	100	12	22	264.00	UT	70.00	70.00	100	2005	2005	3	47	8,686			
4	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700			

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	5500	A	TIMBER 2	0		A-1	0.00	0.00	9.50	AC		1.00	1.00	1.00	445.00	445.00	4,228							
2	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	9.50	AC		1.00	1.00	1.00	11,000.00	11,000.00	104,500							
3	0100	C	SFR	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							