.50 AC IN SW COR OF LOT 16 PARKM
DESC AS: BEG SW COR OF SAID LOT
E 106 FT, S 205.50 FT, W 106 FT

BOWDRY JOHN LAVAR/BOWDRY CHARLEN N
145 NW ARGONAUT WAY
WHITE SPRINGS, FL 32096

2027

19-2S-16-01654-036

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	04	C ABOVE GD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 03

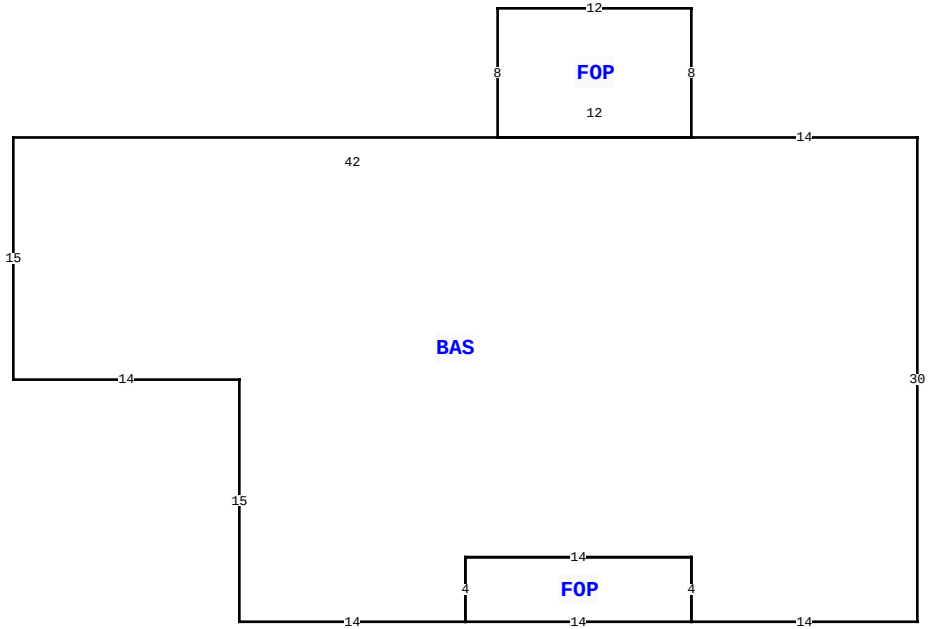
NEIGHBORHOOD/LOC 19216.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,414	100		1,414	161,524
FOP	56	30		17	1,942
FOP	96	30		29	3,313
TOTALS	1,566			1,460	166,778

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,460	123.6240	135.99	198,545	2009	2009	0	0	0	16.00	84.00

1 SINGLE FAM 100% - 2022 Heated Area: 1414 HX Base Yr 2022



145 NW ARGONAUT WAY, WHITE SPRINGS

BLD DATE | LGL DATE
XF DATE | LAND DATE 05/07/2026 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	0030	BARN,MT	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	5,900	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2022	2021		100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		166,778
TOTAL MARKET OB/XF VALUE		7,300
TOTAL LAND VALUE - MARKET		7,500
TOTAL MARKET VALUE		181,578
SOH/AGL Deduction		19,820
ASSESSED VALUE		161,758
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		110,347
TOTAL JUST VALUE		181,578
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		184,608

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052194	Roof Replacement	11,000	01/30/2025
27506	SFR	480	12/04/2008
27139	TR/TRAILER	189	07/03/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1432/2195	3/16/2021	WD	Q	I	01	145,000
GRANTOR: HAAKE WILHELM G						
GRANTEE: BOWDRY JOHN LAVAR						
1162/0569	11/12/2008	WD	U	V		100
GRANTOR: WILHELM G HAAKE						
GRANTEE: WILHELM G HAAKE & B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 FOP= N8 W12 S8 E12$ W42 S15 E14 S15 E14 FOP= E14 N4 W14 S4$ N4 E14 S4 E14 N30$.

LAND DESCRIPTION

TOTAL OB/XF 7,300

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	0.50	AC		1.00	1.00	1.00	15,000.00	15,000.00	7,500							

REVIEW DATE 03/10/2025 BY jerry Total Acres: 0.50 Total Land Value: 7,500 Market: 0 Agricultural: 0 Common: 7,500 PRINTED 11/17/2026 BY SYS