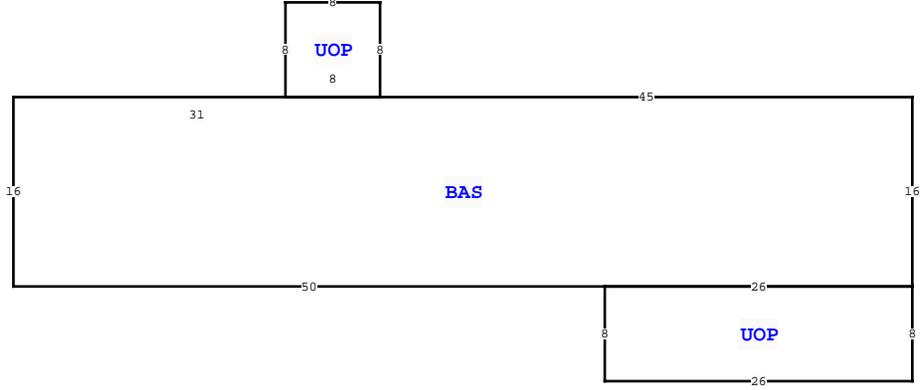




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual	01	CONV	100
Units		0	100
Condition Adj	01	01	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	20616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,216	100	
UOP	64	25	
UOP	208	25	
TOTALS	1,488		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HME	0%	- 0									Heated Area: 1216 HX Base Yr	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			26,302
TOTAL MARKET OB/XF VALUE			15,710
TOTAL LAND VALUE - MARKET			135,000
TOTAL MARKET VALUE			63,652
SOH/AGL Deduction			6,962
ASSESSED VALUE			56,690
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			56,690
TOTAL JUST VALUE			177,012
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			175,758

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1563/1463	3/09/2026	TR	U	I	11	100
GRANTOR: MATTESON NANCY R REVO						
GRANTEE: MATTESON ROBERT D						
1181/1185	9/23/2009	WD	U	I	11	100
GRANTOR: ROBERT & NANCY MATTES						
GRANTEE: NANCY R MATTESON TR						

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												
1	0070	CARPORT UF	0	0	20	20	400.00	UT	3.00	3.00	75	1993	1993	3	75	900													
2	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000													
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	600													
4	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	50													
5	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000													
6	0040	BARN, POLE	0	0	38	4	1,232.00	UT	5.00	5.00	100	2015	2015	3	100	6,160													
TOTALS														1,488		1,284	26,302												

2620 SW CENTERVILLE AVE, FORT WHITE

BLD DATE		LGL DATE	05/07/2026	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W45 UOP= N8 W8 S8 E8\$ W31 S16 E50 UOP= S8 E26 N8 W26\$ E26 N16\$.													

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	0200	C	MBL HM	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	18,000							
2	6200	A	PASTURE 3	0			0.00	0.00	13.00	AC		1.00	1.00	1.00	280.00	280.00	3,640							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	13.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	117,000							