THE S 319.93 FT OF N 564.26 FT
OF THE S 624.26 FT OF SE1/4 OF
SE1/4 AS LIES W OF PINEVILLE

PENDERGRAST PERRY DEAN/PENDERGRAST DAPHNE JANEE'
1660 SW CARL WILSON RD
FT WHITE, FL 32038

2027

20-6S-17-09703-005

BUILDING CHARACTERISTICS

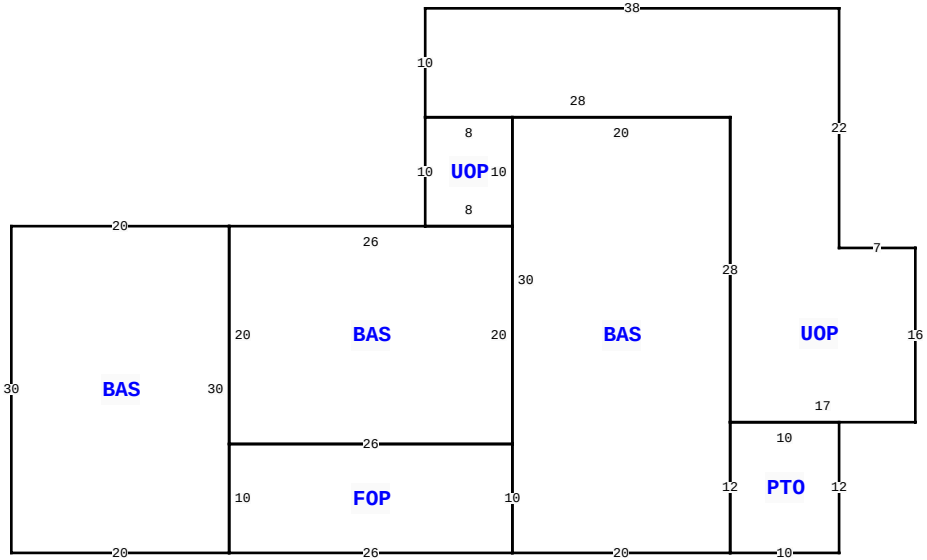
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 90
Exterior Wall	21	STONE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	20617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	520	100		520	45,791
BAS	600	100		600	52,836
BAS	800	100		800	70,448
FOP	260	30		78	6,868
PTO	120	5		6	529
UOP	80	20		16	1,409
UOP	772	20		154	13,561
TOTALS	3,152			2,174	191,442

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,174	114.3630	125.80	273,489	1962	1995	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 1996 Heated Area: 1920 HX Base Yr 1996



1660 SW CARL WILSON RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0210	GARAGE U	0	100	20	24	480.00	UT	16.00	16.00	75	1993	1993	3	75	5,760	
2	0166	CONC,PAVMT	0	100	0	0	652.00	UT	2.00	2.00	100	2002	2002	3	100	1,304	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	4,000.00	4,000.00	85	2013	2013	3	85	3,400	
4	0070	CARPORT UF	0	100	20	24	480.00	UT	1.50	1.50	100	2013	2013	3	100	720	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		191,442
TOTAL MARKET OB/XF VALUE		12,384
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		243,826
SOH/AGL Deduction		97,951
ASSESSED VALUE		145,875
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		94,464
TOTAL JUST VALUE		243,826
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		247,312

BLDG:1:1: HOUSE TRANSFERRED FROM PARCEL #09703-000

LAND:1:1: BOUGHT 5 AC WITH AG-SOLD 2.50 AC AG REMO

SALE:1:1: 5 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34837	PUMP/UTPOL	50	01/17/2017
13441	ADDN SFR	215	12/23/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0802/1174	2/27/1995	WD	Q	I		20,000

GRANTOR: THOMAS J JR & BETTY R

GRANTEE: PERRY DEAN & DAPHNE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 BAS= W20 S30 E20 N30$ S20 FOP= S10 E26 N10 W26$ E26 BAS= S10 E20 PTO= E10 N12 W10 S12$ N12 UOP= E17 N16 W7 N22 W38 S10 E28S28$ N28 W20 S30$ N20 UOP= N10 W8 S10 E8$.

LAND DESCRIPTION

TOTAL OB/XF 12,384

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		00	0.00	0.00	2.50	AC		1.00	1.00	1.00	16,000.00	16,000.00	40,000							

REVIEW DATE 07/10/2017 BY TW Total Acres: 2.50 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/17/2026 BY SYS