COMM NW COR OF SEC, RUN E 611.49 FT, SE 731.05 FT TO W R/W OF SR FOR POB, CONT SW 141.05 FT, NW 1

GIBSON LEE L LIVING TRUST
22430 SW STATE ROAD 47
FORT WHITE, FL 32038

2027

20-7S-16-04265-011

BUILDING CHARACTERISTICS

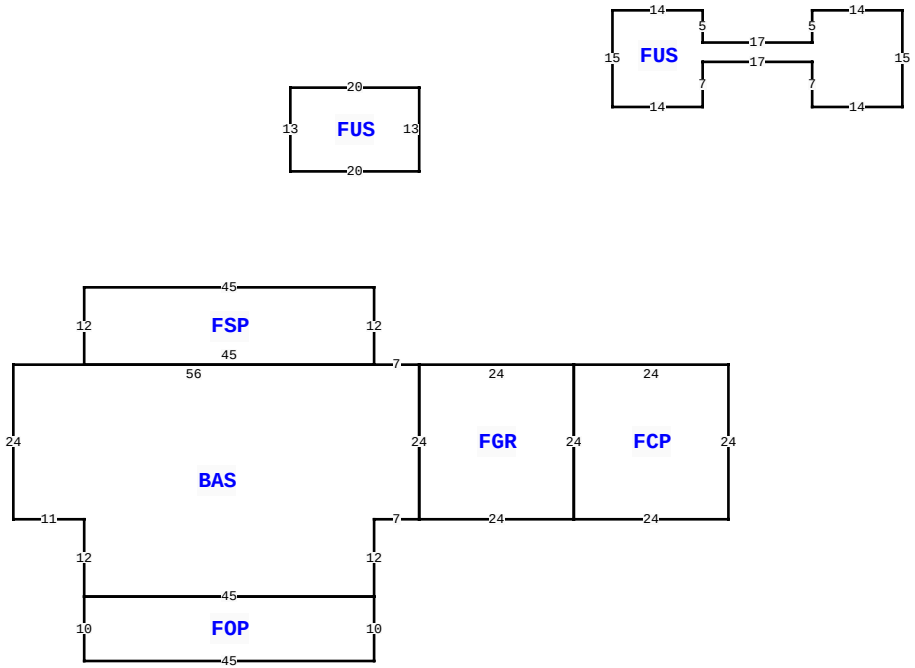
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	20716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,052	100		2,052	253,873
FCP	576	25		144	17,816
FGR	576	55		317	39,219
FOP	450	30		135	16,702
FSP	540	40		216	26,724
FUS	260	100		260	32,167
FUS	471	100		471	58,272
TOTALS	4,925			3,595	444,773

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,595	135.5090	149.06	535,871	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2023 Heated Area: 2783 HX Base Yr 2023



22430 SW STATE ROAD 47 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/31/2022 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	444,773
TOTAL MARKET OB/XF VALUE	1,200
TOTAL LAND VALUE - MARKET	88,350
TOTAL MARKET VALUE	534,323
SOH/AGL Deduction	0
ASSESSED VALUE	534,323
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	482,912
TOTAL JUST VALUE	534,323
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	542,409

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25920	SFR	796	06/14/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1443/1625	7/26/2021	QC	U	I	11	100
GRANTOR: BROWN MARTHA H						
GRANTEE: GIBSON LEE L LIVING						
1410/0934	5/11/2020	QC	U	I	11	100
GRANTOR: LEE L GIBSON TRUSTEE						
GRANTEE: MARTHA H BROWN TRUS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W7 FSP= N12 W45 S12 E45$ W56 S24 E11 S12 FOP= S10 E45 N10 W45$ E45 N12 E7 FGR= E24 FCP= E24 N24 W24 S24$ N24 W24 S24$ N24$ PTR= N30 FUS= N13 W20 S13 E20$ S30$ PTR= N40 E30 FUS= E14 N7 E17 S7 E14 N15 W14 S5 W17 N5 W14 S15$ S40 W30 $.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2010	2010	3	100	1,200	

TOTAL OB/XF 1,200

LAND DESCRIPTION

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	5.89	AC		1.00	1.00	1.00	15,000.00	15,000.00	88,350							

REVIEW DATE 07/02/2015 BY DF Total Acres: 5.89 Total Land Value: 88,350 Market: 0 Agricultural: 0 Common: 88,350 PRINTED 11/17/2026 BY SYS