COMM SW COR OF NE1/4 OF NW1/4, R
TO E R/W OLD WIRE RD FOR POB, CO
FT, N 538.54 FT, W TO E R/W OF S

DEVORE SEAN A/DEVORE VICKI R
8239 SW OLD WIRE RD
FORT WHITE, FL 32038

2027

23-6S-16-03922-003

BUILDING CHARACTERISTICS

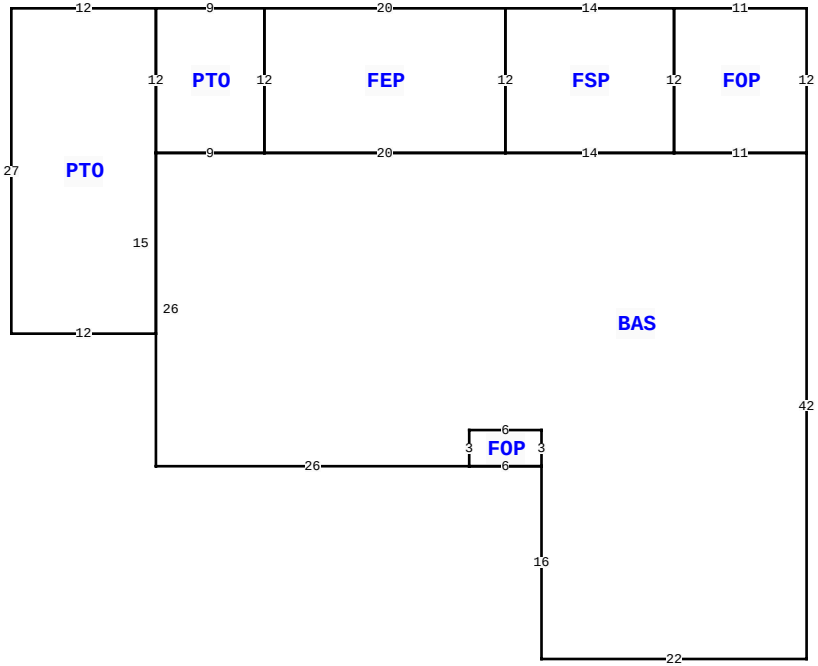
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	23616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,756	100		1,756	195,772
FEP	240	80		192	21,406
FOP	18	30		5	557
FOP	132	30		40	4,460
FSP	168	40		67	7,470
PTO	108	5		5	557
PTO	324	5		16	1,784
TOTALS	2,746			2,081	232,006

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,081	135.1350	148.65	309,341	1989	2000	0	0	0	25.00	75.00

1 SINGLE FAM 100% - 2018 Heated Area: 1756 HX Base Yr 2018



8239 SW OLD WIRE 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1989	1989	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	733.00	UT	2.00	2.00	100	0	0	3	100	1,466	
3	0060	CARPORT F	0	100	24	24	576.00	UT	3.50	3.50	100	2010	2010	3	100	2,016	
4	0327	STABLES-SM	0	100	44	62	1.00	UT	0.00	0.00	100	2010	2010	3	100	25,000	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	
6	0030	BARN,MT	0	100	0	0	1.00	UT	30,000.00	30,000.00	100	2026	2025		100	30,000	
7	0166	CONC,PAVMT	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2026	2025		100	3,500	
8	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	232,006
TOTAL MARKET OB/XF VALUE	70,182
TOTAL LAND VALUE - MARKET	78,360
TOTAL MARKET VALUE	380,548
SOH/AGL Deduction	98,878
ASSESSED VALUE	281,670
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	230,259
TOTAL JUST VALUE	380,548
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	384,761

SALE:1:1: 19.32 AC / MKT 1700 @ AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053343	Storage Building	26,000	06/10/2025
000053283	Right-of-Way Acce		06/02/2025
000051254	Generator	0	10/25/2024
41177	REMODEL		01/19/2021
37069	PUMP/UTPOL	50	08/07/2018
22741	ADDN SFR	270	01/28/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1255/0227	5/15/2013	WD	Q	I	01	245,000
GRANTOR: SANDRA L WINKLER (FKA						
GRANTEE: SEAN A & VICKI R DE						
1255/0228	5/13/2013	WD	U	V	11	100
GRANTOR: SANDRA L WINKLER (FKA						
GRANTEE: SEAN A & VICKI R DE						

BUILDING NOTES

BUILDING DIMENSIONS

FOP= N12 W11 S12 E11$ BAS= W11 FSP= N12 W14 S12 E14$ W14 FEP= N12 W20 S12 E20$ W20 PTO= N12 W9 S12 E9$ W9 PTO= N12 W12 S27 E12N15$ S26 E26 FOP= N3 E6 S3 W6$ E6 S16 E22 N42$.

LAND DESCRIPTION

TOTAL OB/XF 70,182

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	6.53	AC		1.00	1.00	1.00	12,000.00	12,000.00	78,360							

REVIEW DATE 03/06/2026 BY robin Total Acres: 6.53 Total Land Value: 78,360 Market: 0 Agricultural: 0 Common: 78,360 PRINTED 11/17/2026 BY SYS