

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

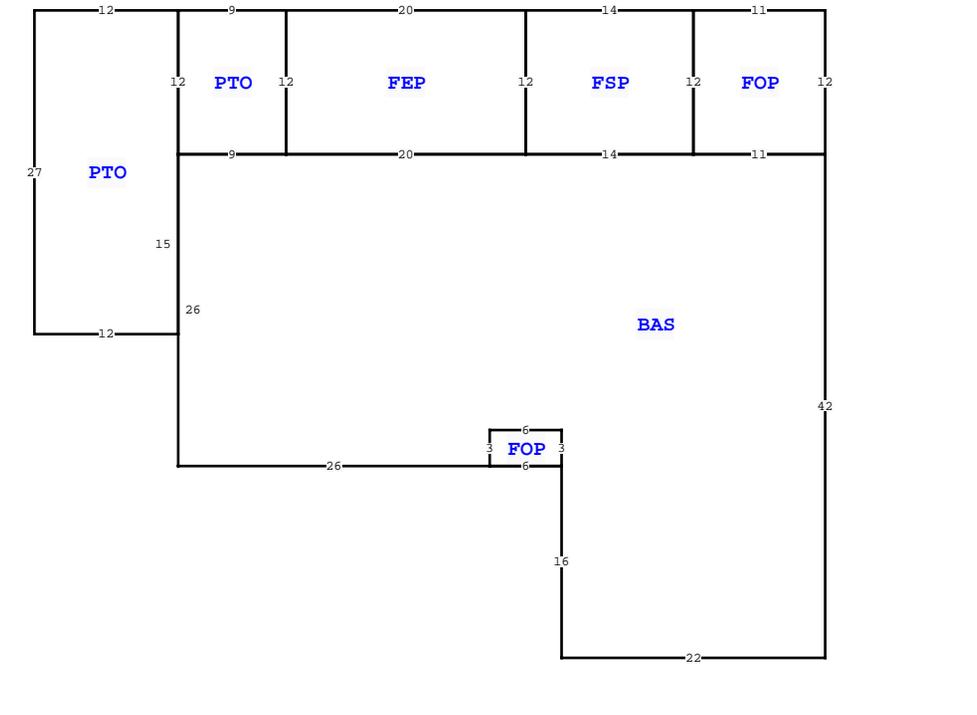
2026

23-6S-16-03922-003



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
Architectural	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

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	154.05	320,578	1989	2000	0	0	25.00	75.00



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,756	100		1,756	202,884
FEP	240	80		192	22,184
FOP	18	30		5	578
FOP	132	30		40	4,622
FSP	168	40		67	7,741
PTO	108	5		5	578
PTO	324	5		16	1,849
TOTALS	2,746			2,081	240,434

8239 SW OLD WIRE RD, FORT WHITE

BLD DATE	LGL DATE	05/06/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG 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	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	

TOTAL OB/XF 70,182

LAND DESCRIPTION		TOTAL OB/XF 70,182																						
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	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							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		240,434			
TOTAL MARKET OB/XF VALUE		70,182			
TOTAL LAND VALUE - MARKET		78,360			
TOTAL MARKET VALUE		388,976			
SOH/AGL Deduction		115,510			
ASSESSED VALUE		273,466			
TOTAL EXEMPTION VALUE		HX HB 51,411			
BASE TAXABLE VALUE		222,055			
TOTAL JUST VALUE		388,976			
NCON VALUE		39,200			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		332,386			
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\$.	