NW1/4 OF SE1/4 EX THE E 30 AC &
THAT PORTION OF THE NW1/4 OF SW1
OLD WIRE RD EX BEG AT SW COR OF

MORRISON MICHAEL ARDELL/MORRISON HEIDE MENDOZA
8767 SW OLD WIRE RD
FORT WHITE, FL 32038

2027

23-6S-16-03930-000

BUILDING CHARACTERISTICS

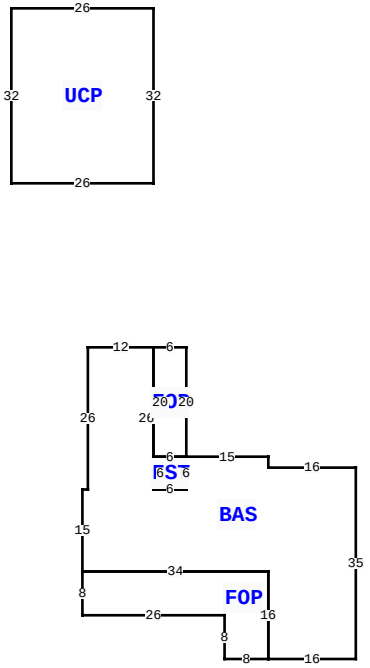
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
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	1,472	100		1,472	113,425
FOP	120	30		36	2,774
FOP	336	30		101	7,783
FST	36	55		20	1,541
UCP	832	20		166	12,791
TOTALS	2,796			1,795	138,314

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,795	93.4000	102.74	184,418	1950	2005	0	0	0	25.00	75.00

1 SINGLE FAM 100% - 2025 Heated Area: 1472 HX Base Yr 2025



8767 SW OLD WIRE RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2024 MLU
INC DATE		AG DATE	04/28/2023 SPF

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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1995	1995	3	100	300	
4	0040	BARN,POLE	0	100	32	26	832.00	UT	2.50	2.50	100	1993	1993	3	100	2,080	
5	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	800	
7	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	100	
8	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		138,314
TOTAL MARKET OB/XF VALUE		7,980
TOTAL LAND VALUE - MARKET		525,860
TOTAL MARKET VALUE		192,197
SOH/AGL Deduction		41,460
ASSESSED VALUE		150,737
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		99,326
TOTAL JUST VALUE		672,154
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		674,671

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044710	Additions	30,000	06/17/2022
000043927	Electrical Servic	0	03/15/2022
37067	PUMP/UTPOL	50	08/07/2018
31476	M H	404	09/26/2013
17157	SFR	290	06/30/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1460/2545	3/01/2022	WD	Q	I	05	725,000
GRANTOR: MARTIN REX JIMMIE						
GRANTEE: MORRISON MICHAEL AR						
1295/1569	5/26/2015	WD	U	V	30	133,500
GRANTOR: JOHNNIE PAUL MARTIN						
GRANTEE: REX J MARTIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 S26 W1 S15 FOP= S8E26 S8 E8 N16 W34$ E34 S16 E16N35 W16 N2 W15 FOP= N20 W6 S20 E6$ FST= W6 S6 E6 N6$ S6W6 N26$ PTR= N30 UCP= N32 W26 S32 E26$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 7,980

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	1.48	AC		1.00	1.00	1.00	9,000.00	9,000.00	13,320							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	73.22	AC		1.00	1.00	1.00	445.00	445.00	32,583							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	73.22	AC		1.00	1.00	1.00	7,000.00	7,000.00	512,540							

REVIEW DATE 05/12/2026 BY JB Total Acres: 74.70 Total Land Value: 45,903 Market: 512,540 Agricultural: 32,583 Common: 13,320 PRINTED 11/17/2026 BY SYS