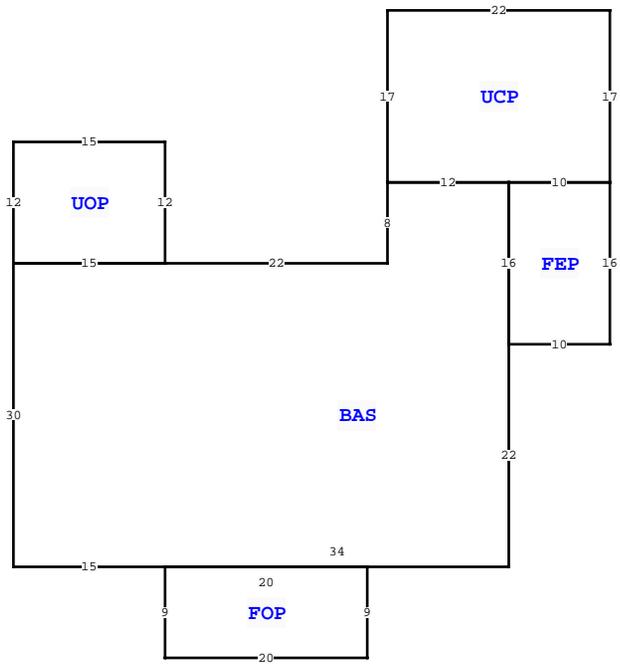




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	100
Interior Floor	09	PINE WOOD	90
Interior Floor	14	CARPET	10
Air Condition	03	CENTRAL	100
Heating Type	03	FORCED AIR	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	23716.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,566	100	
FEP	160	80	
FOP	180	30	
UCP	374	20	
UOP	180	20	
TOTALS	2,460		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,859	77.5486	86.85	161,454	1949	1949		0	0	35.00	65.00	
1 SINGLE FAM 0% - 2023 Heated Area: 1566 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		104,945	
TOTAL MARKET OB/XF VALUE		2,369	
TOTAL LAND VALUE - MARKET		139,930	
TOTAL MARKET VALUE		133,071	
SOH/AGL Deduction		0	
ASSESSED VALUE		133,071	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		133,071	
TOTAL JUST VALUE		247,244	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		247,244	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1473/553	8/11/2022	WD	Q	I	01	95,000
GRANTOR: DUKE RENTALS, LLC						
GRANTEE: MCCALL SCOTT						
1274/1491	5/13/2014	WD	Q	I	01	145,000
GRANTOR: JOHN MICHAEL FLAITSZ						
GRANTEE: DUKE RENTALS, LLC						

EXTRA FEATURES		349 SW DART DR, FORT WHITE															
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	0296	SHED METAL	0	0	14	28	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0020	BARN, FR	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,019	
3	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/08/2025	09/14/2022
		MLU	SPF

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W22 UOP= N12 W15 S12 E15\$ W15 S30 E15 FOP= S9 E20N9 W20\$ E34 N22 FEP= E10 N16W10 S16\$ N16 UCP= E10 N17 W22 S17 E12\$ W12 S8\$.													

LAND DESCRIPTION														TOTAL OB/XF										
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	0		A-1	0.00	0.00	3.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	21,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	16.99	AC		1.00	1.00	1.00	280.00	280.00	4,757							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	16.99	AC		1.00	1.00	1.00	7,000.00	7,000.00	118,930							