W1/2 OF W1/2 OF SE1/4 OF NE1/4 E
421-181, 727-363, 848-1127, QC 1

WHIPPLE JAMES L/WHIPPLE SHARON K
1289 SW CUMORAH HILL ST
FORT WHITE, FL 32038-9803

2027

24-6S-16-03934-012

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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	0100	SINGLE FAMILY

MAP NUM | MKT AREA 02

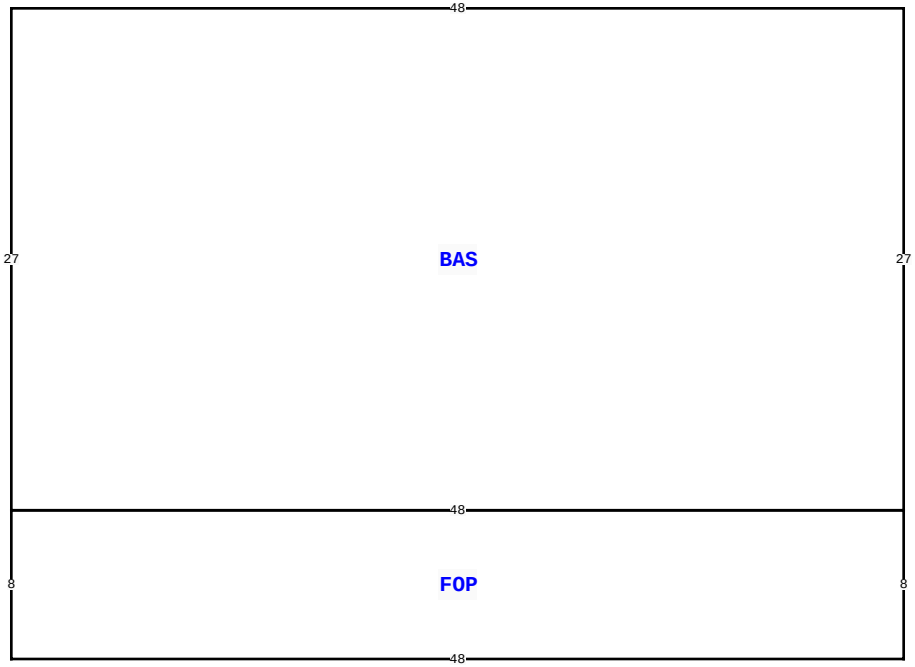
NEIGHBORHOOD/LOC 24616.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	106,535
FOP	384	30		115	9,453
TOTALS	1,680			1,411	115,989

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,411	112.8000	124.08	175,077	1998	1998	0	0	0	33.75	66.25

1 SINGLE FAM 100% - 1999 Heated Area: 1296 HX Base Yr 1999



1289 SW CUMORAH HILL ST, FORT WHITE

BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE 05/06/2026 MLU | 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,600	
2	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	300	
3	0252	LEAN-TO W/	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	115,989
TOTAL MARKET OB/XF VALUE	2,100
TOTAL LAND VALUE - MARKET	110,000
TOTAL MARKET VALUE	228,089
SOH/AGL Deduction	135,133
ASSESSED VALUE	92,956
TOTAL EXEMPTION VALUE	HX HB SX 92,956
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	228,089
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	230,201

PRMT:2:1: TVL TRL

SALE:2:1: 10 ACRES VACANT LAND

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052686	Roof Replacement	11,579	03/24/2025
14113	SFR	220	06/10/1998
13734	M H	75	03/06/1998
10674	M H	125	01/24/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1225/1235	11/28/2011	WD	U	I	11	100
GRANTOR: JAMES L WHIPPLE						
GRANTEE: JAMES L WHIPPLE & S						
1120/1012	5/18/2007	QC	Q	I	01	100
GRANTOR: NADINE L WHIPPLE						
GRANTEE: JAMES L WHIPPLE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S27 FOP= S8 E48 N8 W48$ E48 N27$.

LAND DESCRIPTION

TOTAL OB/XF 2,100

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	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	0000	C	VAC RES	100		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,000							

REVIEW DATE 05/12/2026 BY AJ Total Acres: 10.00 Total Land Value: 110,000 Market: 0 Agricultural: 0 Common: 110,000 PRINTED 11/17/2026 BY SYS