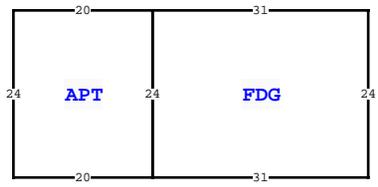
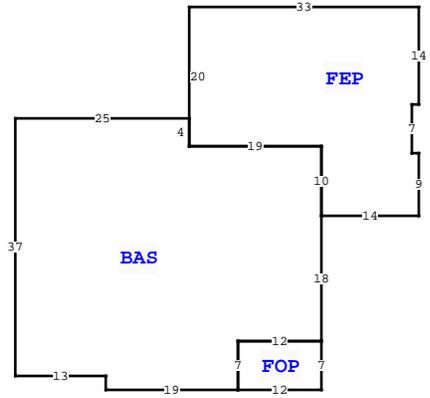


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 80
Exterior Wall	32 HARDIE BRD 20
Roof Structure	08 IRREGULAR 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 80
Interior Wall	06 CUST PANEL 20
Interior Floor	13 LAM/VNLPLK 50
Interior Floor	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architctual	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	25616.00 1.00/
AREA TYPE	TOTAL GROSS AREA
APT	480
BAS	1,530
FDG	744
FEP	793
FOP	84
TOTALS	3,631

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2025		127.00	395,605	1962	2005	0	0	24.00	76.00
Heated Area: 2010						HX Base Yr 2025					

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		300,660	
TOTAL MARKET OB/XF VALUE		36,975	
TOTAL LAND VALUE - MARKET		107,160	
TOTAL MARKET VALUE		348,356	
SOH/AGL Deduction		0	
ASSESSED VALUE		348,356	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		296,945	
TOTAL JUST VALUE		444,795	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		449,542	
SALE:1:1: 19.89 AC WITH IMP			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045508	Electrical Servic	0	09/21/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1520/936	7/14/2024	WD	Q	I	01	550,000
GRANTOR: LANGDALE JAMES K JR						
GRANTEE: SOMMERS STEPHEN						
1505/410	12/22/2023	QC	U	I	11	100
GRANTOR: LANGDALE JAMES K JR						
GRANTEE: LANGDALE JAMES K JR						

EXTRA FEATURES																
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	0030	BARN,MT	0	100	30	76	UT	10.00	10.00	100	0	0	3	100	22,800	
2	0252	LEAN-TO W/	0	100	0	0	UT	1.50	1.50	50	0	0	3	50	2,100	
3	0021	BARN,FR AE	0	100	24	36	UT	1,700.00	1,700.00	50	0	0	3	50	850	
4	9947	Septic	0	100	0	0	UT	3,000.00	3,000.00	100			3	100	3,000	
5	0294	SHED WOOD/	0	100	10	24	UT	500.00	500.00	50	0	0	3	50	250	
6	0040	BARN,POLE	0	100	30	45	UT	4.50	4.50	100	2010	2010	3	100	6,075	
7	0166	CONC,PAVMT	0	100	0	0	UT	0.00	0.00	100	2010	2010	3	100	1,500	
8	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2010	2010	3	100	400	

TOTAL OB/XF											
36,975											
1820 SW ELIM CHURCH RD, FORT WHITE											
BLD DATE		LGL DATE		04/08/2025		MLU					
XF DATE		LAND DATE									
INC DATE		AG DATE									

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W25 S37 E13 S2 E19 FOP= E12N7 W12 S7\$ N7 E12 N18 FEP= E14 N9 W1 N7 E1 N14 W33 S20 E19S10\$N10 W19 N4\$ PTR=N30 FDG= N24 W31 APT= W20 S24 E20 N24\$ S24 E31\$ S30 \$.											

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	6,000.00	6,000.00	6,000							
2	6200	A	PASTURE 3	100					16.86	AC		1.00	1.00	1.00	280.00	280.00	4,721							
3	9910	M	MKT.VAL.AG	100					16.86	AC		1.00	1.00	1.00	6,000.00	6,000.00	101,160							