

COMM SE COR OF SEC, RUN N 738.31
W 208.71 FT, S 208.71 FT, W 328.
FT, E 536.78 FT, S 208.71 FT TO

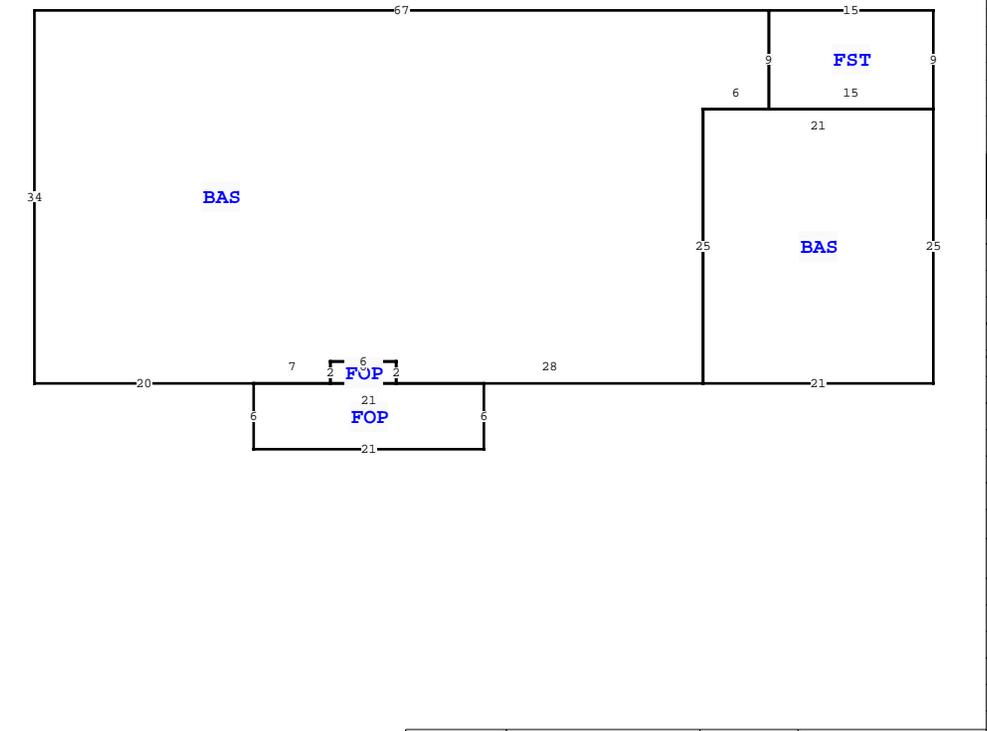
BISHOP BILLY RAY/BISHOP KAMI R
176 SW COOPER TER
FORT WHITE, FL 32038

2026

25-6S-16-03941-003

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	06	VINYL ASB 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	1. 100
Architectual Units	05	CONV 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	2,757	113.7600	127.41	351,269	1986	1986		0	0	35.00	65.00



Quality		05 05			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC		25616.00 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	525	100		525	43,479
BAS	2,116	100		2,116	175,240
FOP	12	30		4	332
FOP	126	30		38	3,147
FST	135	55		74	6,128
TOTALS	2,914			2,757	228,325

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY				
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			228,325	
TOTAL MARKET OB/XF VALUE			5,730	
TOTAL LAND VALUE - MARKET			41,400	
TOTAL MARKET VALUE			275,455	
SOH/AGL Deduction			110,993	
ASSESSED VALUE			164,462	
TOTAL EXEMPTION VALUE	HX HB DX		56,411	
BASE TAXABLE VALUE			108,051	
TOTAL JUST VALUE			275,455	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			275,455	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048029	Roof Replacement	27,180	09/05/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1289/1578	1/08/2015	QC	U	I	14	100

GRANTOR: BILLY RAY BISHOP & KA
GRANTEE: SELINA V BISHOP (RE
0821/0301 4/26/1996 WD U I 09 85,000
GRANTOR: THOMAS DIGATI (MICHA
GRANTEE: BILLY R & KAMI R BI

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	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0020	BARN,FR	0	100	0	0	UT	0.00	0.00	100	1993	1993	3	100	1,500	
3	0166	CONC,PAVMT	0	100	22	20	UT	2.00	2.00	100	1993	1993	3	100	880	
4	0120	CLFENCE 4	0	100	0	0	UT	3,500.00	3,500.00	60	1993	1993	3	60	2,100	
5	0258	PATIO	0	100	0	0	UT	0.00	0.00	100	2010	2010	3	100	50	

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	100		A-1	0.00	0.00	4.14	AC		1.00	1.00	1.00	10,000.00	10,000.00	41,400							

REVIEW DATE 10/03/2023 BY jerry Total Acres: 4.14 Total Land Value: 41,400 Market: 0 Agricultural: 0 Common: 41,400 PRINTED 03/24/2026 BY SYS																								
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