W1/2 OF E1/2 OF SE1/4 OF NE1/4 E

758-1606, 761-407, PB 1196-2527,

OWCZAREK EILEEN T
8627 SW US HWY 27
FORT WHITE, FL 32038

2027

25-7S-16-04319-000

BUILDING CHARACTERISTICS

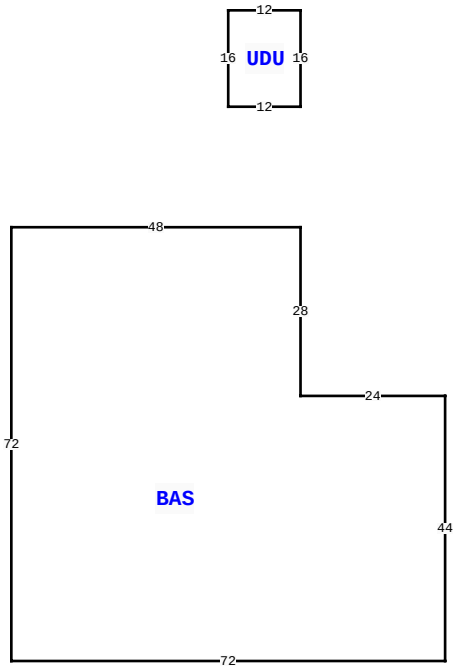
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 100
Interior Floo	06	VINYL ASB 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		4 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	01	01
DOR CODE	0101	SFRES/SFRES
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	25716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,512	100		4,512	26,260
UDU	192	40		77	448
TOTALS	4,704			4,589	26,708

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
3500	04	4,589	45.4716	29.10	133,540	1974	1974	0	0	30	50.00	20.00

2 STORE RETL 0% - 0 Heated Area: 4512 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

1238 SW COUNTY ROAD 138 , FORT WHITE

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	38,772
TOTAL MARKET OB/XF VALUE	4,304
TOTAL LAND VALUE - MARKET	35,200
TOTAL MARKET VALUE	78,276
SOH/AGL Deduction	0
ASSESSED VALUE	78,276
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	78,276
TOTAL JUST VALUE	78,276
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	78,494

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1196/2527	6/22/2010	PB	U	I	18	0
GRANTOR: CLERK OF COURT (ANTHO						
GRANTEE: EILEEN OWCZAREK						
0758/1606	4/01/1992	WD	Q	I		38,500
GRANTOR: LENORA GUYNN						
GRANTEE: ANTHOANY OWCZAREK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S72 E72 N44 W24 N28$PTR= N20 UDU= N16 W12 S16 E12$ S20$.

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	0166	CONC,PAVMT	0	0	0	0	736.00	UT	1.50	1.50	100	1996	1996	3	100	1,104	
2	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 4,304

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	0		CN	0.00	0.00	2.20	AC		1.00	1.00	1.00	16,000.00	16,000.00	35,200							

REVIEW DATE 07/24/2015 BY TW Total Acres: 2.20 Total Land Value: 35,200 Market: 0 Agricultural: 0 Common: 35,200 PRINTED 11/16/2026 BY SYS

W1/2 OF E1/2 OF SE1/4 OF NE1/4 E
758-1606, 761-407, PB 1196-2527,

OWCZAREK EILEEN T
8627 SW US HWY 27
FORT WHITE, FL 32038

2027

25-7S-16-04319-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	01	NONE 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		1 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	01	01

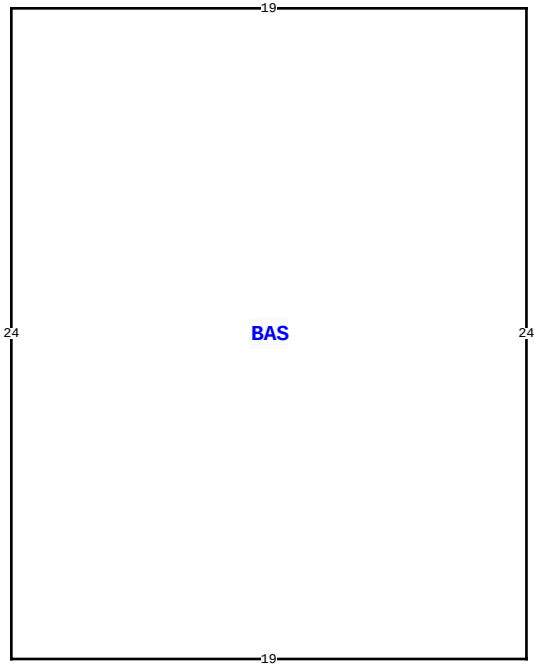
DOR CODE 0101 SFRES/SFRES
MAP NUM
MKT AREA 02
NEIGHBORHOOD/LOC 25716.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	456	100		456	12,064
TOTALS	456			456	12,064

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	456	43.7250	48.10	21,934	1974	1974	0	0	10	35.00	55.00

3 SINGLE FAM 0% - 0 Heated Area: 456 HX Base Yr



1238 SW COUNTY ROAD 138 , 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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	38,772
TOTAL MARKET OB/XF VALUE	4,304
TOTAL LAND VALUE - MARKET	35,200
TOTAL MARKET VALUE	78,276
SOH/AGL Deduction	0
ASSESSED VALUE	78,276
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	78,276
TOTAL JUST VALUE	78,276
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	78,494

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1196/2527	6/22/2010	PB	U	I	18	0
GRANTOR: CLERK OF COURT (ANTHO						
GRANTEE: EILEEN OWCZAREK						
0758/1606	4/01/1992	WD	Q	I		38,500
GRANTOR: LENORA GUYNN						
GRANTEE: ANTHOANY OWCZAREK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 S24 E19 N24$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 07/24/2015 BY TW Total Acres: 2.20 Total Land Value: 35,200 Market: 0 Agricultural: 0 Common: 35,200 PRINTED 11/16/2026 BY SYS