

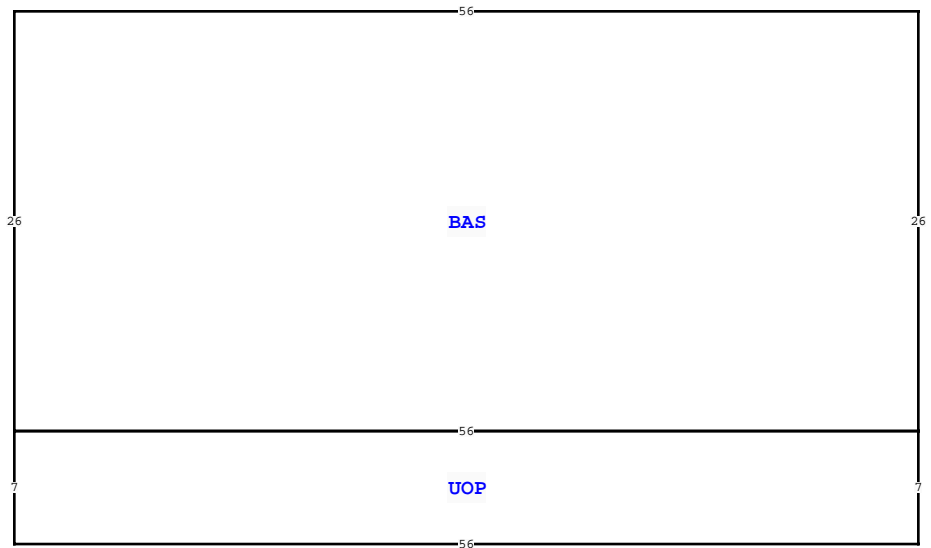
COMM NE COR OF NW1/4 OF NE1/4, R
TO E R/W OF A CO GRD RD R/W, RUN
POB, RUN E 210 FT, S 420 FT, W 2

SHACKELFORD PAT S/SHACKELFORD NANCY
1635 SW SPIRIT AVE
FORT WHITE, FL 32038

2026

25-7S-16-04321-060


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100	Exterior Wall			
03	GABLE/HIP 100	Roof Structur			
03	COMP SHNGL 100	Roof Cover			
04	PLYWOOD 100	Interior Wall			
14	CARPET 90	Interior Floor			
06	VINYL ASB 10	Interior Floor			
03	CENTRAL 100	Air Condition			
04	AIR DUCTED 100	Heating Type			
	3 100	Bedrooms			
	2 100	Bathrooms			
01	NONE 100	Frame			
1.	1. 100	Stories			
05	CONV 100	Architectual			
	0 100	Units			
03	03 100	Condition Adj			
01	01 100	Kitchen Adjus			
05	05	Quality			
0100	SINGLE FAMILY		DOR CODE		
		MAP NUM	MKT AREA 02		
NEIGHBORHOOD/LOC		25716.020 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	112,811
UOP	392	20		78	6,044
TOTALS	1,848			1,534	118,854

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%	2006		182,853	1977	1977	0	0	35.00	65.00
			Heated Area: 1456				HX Base Yr 2006				
											

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		118,854	
TOTAL MARKET OB/XF VALUE		300	
TOTAL LAND VALUE - MARKET		32,000	
TOTAL MARKET VALUE		151,154	
SOH/AGL Deduction		69,380	
ASSESSED VALUE		81,774	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		30,363	
TOTAL JUST VALUE		151,154	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		147,154	
PERMIT NUM	DESCRIPTION	AMT	ISSUED
7453	SFR	50,000	08/05/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1070/1915	1/02/2006	QC	Q	I	01	100
GRANTOR: PAT S SHACKELFORD						
GRANTEE: PAT AND NANCY SHACK						
1054/1670	7/21/2005	QC	Q	I	01	55,000
GRANTOR: SEC OF VET AFFAIRS						
GRANTEE: PAT S SHACKELFORD						

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	0294	SHED WOOD/	0	100	0	0			0.00	100	1993	1993	3	100	300	

BUILDING NOTES			
1635 SW SPIRIT AVE, FORT WHITE			

BUILDING DIMENSIONS			
BAS= W56 S26 UOP= S7 E56 N7 W56S E56 N26S.			

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	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000							