

BEG AT NW COR OF E1/2 OF E1/2 OF
 RUN EAST 351.50 FT TO W LINE OF
 S ALONG W R/W 647.07 FT, W 360.0

BOYER KAY E/BOYER STEPHEN L
 1710 SW SPIRIT AVE
 FT WHITE, FL 32038

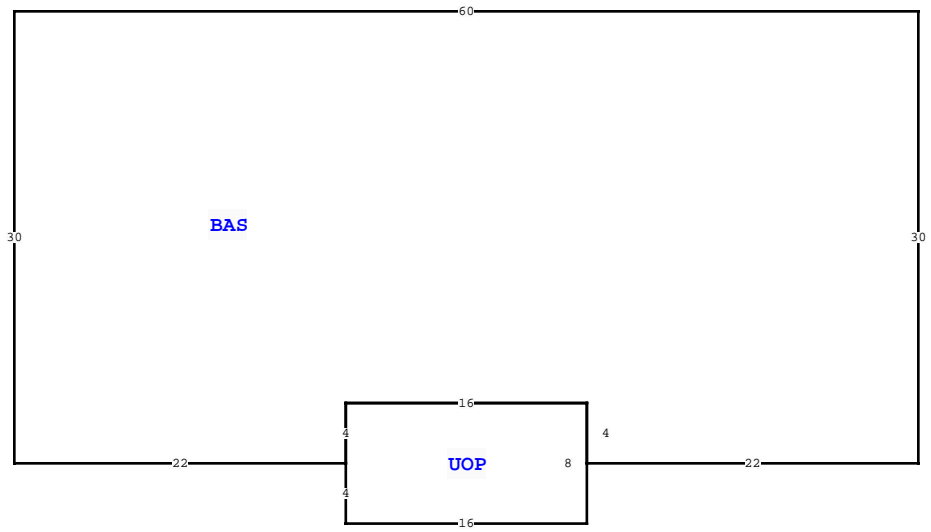
2026

25-7S-16-04321-069



ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	14	PREFIN MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	12	HARDWOOD	90		
Interior Floor	15	HARDTILE	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	25716.020 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,736	100		1,736	148,001
UOP	128	20		26	2,217
TOTALS	1,864			1,762	150,218

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%	- 0		Heated Area: 1736					HX Base Yr	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			150,218
TOTAL MARKET OB/XF VALUE			3,660
TOTAL LAND VALUE - MARKET			135,000
TOTAL MARKET VALUE			288,878
SOH/AGL Deduction			138,341
ASSESSED VALUE			150,537
TOTAL EXEMPTION VALUE	HX HB DX VX DD		71,411
BASE TAXABLE VALUE			79,126
TOTAL JUST VALUE			288,878
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			288,878
LAND:1:1: PART OF LOT 8			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2966	SFR	36,000	10/20/1983

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1239/0987	6/25/2012	WD	U	V	11	100
GRANTOR: STEPHEN L & KAY E BOY						
GRANTEE: KAY E BOYER & STEPH						
1227/0868	12/30/2011	QC	U	V	11	100
GRANTOR: STEPHEN L & KAY E BOY						
GRANTEE: KAY E BOYER						

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	10	30			0.00	100	0	0	3	100	300	
2	0040	BARN, POLE	0	100	28	48			2.50	100	2010	2010	3	100	3,360	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026
INC DATE		AG DATE	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W60 S30 E22 UOP= S4 E16 N8 W16 S4\$ N4 E16 S4 E22 N30\$.	

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	5.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	45,000							
2	0000	C	VAC RES	100			0.00	0.00	10.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	90,000							