PART OF LOT 1 BIG OAKS UNR: COMM
S 80.46 FT, S 10 DG W 120.97 FT,
POB, CONT S 250.96 FT, W 760.66

VALLARIO CAMILLE/MATHIS KATHY
2846 SW OLD WIRE ROAD
FORT WHITE, FL 32038

2027

26-5S-16-03717-139

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

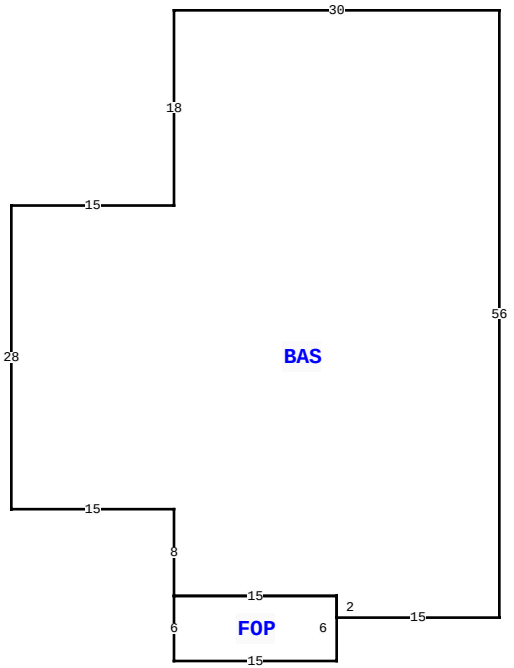
DOR CODE 0101 SFRES/SFRES
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 26516.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,070	100		2,070	177,332
FOP	90	35		32	2,741
TOTALS	2,160			2,102	180,073

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,102	116.6000	108.44	227,941	2015	2015	0	0	0	21.00	79.00

2 MANUF 1 100% - 2017 Heated Area: 2070 HX Base Yr 2017



2846 SW OLD WIRE RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		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
1	0031	BARN,MT AE	0	100	24	35	840.00	UT	5.00	5.00	100	2015	2015	3	100	4,200	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2015	2015	3	100	1,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,000	
5	0255	MBL HOME S	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	924	
6	0030	BARN,MT	0	100	0	0	1.00	UT	4,800.00	4,800.00	100	2023	2022		100	4,800	
7	0296	SHED METAL	0	100	0	0	1.00	UT	500.00	500.00	100	2026	2025		100	500	
8	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2026	2025		100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		224,765
TOTAL MARKET OB/XF VALUE		20,624
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		310,389
SOH/AGL Deduction		108,837
ASSESSED VALUE		201,552
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		145,141
TOTAL JUST VALUE		310,389
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		313,805

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043883	Storage Building	5,560	03/09/2022
000043153	Electrical Servic	0	11/12/2021
33523	M H	375	11/04/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1452/2218	11/17/2021	QC	U	I	11	100
GRANTOR: VALLARIO CAMILLE						
GRANTEE: MATHIS KATHY						
1367/0154	8/16/2018	WD	U	I	11	100
GRANTOR: CAMILLE VALLARIO						
GRANTEE: CAMILLE VALLARIO &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S18 W15 S28 E15 S8 FOP= S6 E15 N6 W15$ E15 S2 E15 N56$.

LAND DESCRIPTION

TOTAL OB/XF 20,624

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	0200	C	MBL HM	100		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	52,000							
2	0100	C	SFR	0					1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

REVIEW DATE 03/11/2026 BY JB Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS

PART OF LOT 1 BIG OAKS UNR: COMM
S 80.46 FT, S 10 DG W 120.97 FT,
POB, CONT S 250.96 FT, W 760.66

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2846 SW OLD WIRE ROAD
FORT WHITE, FL 32038

2027

26-5S-16-03717-139

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Bedrooms		1 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0101	SFRES/SFRES
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC		26516.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	384	100	2026	384	24,171
FUS	288	100	2026	288	18,128
UOP	192	20	2026	38	2,392
TOTALS	864			710	44,692

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0102	01	710	113.4200	68.05	48,316	2019	2019	0	0	0	7.50	92.50

3 STRG/CONV 0% - 2026 Heated Area: 672 HX Base Yr 2017



2846 SW OLD WIRE RD, FORT WHITE

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

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GRANTEE: MATHIS KATHY						
1367/0154	8/16/2018	WD	U	I	11	100
GRANTOR: CAMILLE VALLARIO						
GRANTEE: CAMILLE VALLARIO &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=7,18] E24 S16 W24 N16 $
UOP=[YR=2026;ORIG=7,34] E24 S8 W24 N8 $
FUS=[YR=2026;ORIG=-47,14] E24 S12 W24 N12 $
.

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 03/11/2026 BY JB Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS