LOT 16 FAIRVIEW ESTATES S/D.

746-214, 788-809, 812-2377, WD 1

RUBANICK DALE R
467 SW NATUCKET PL
FORT WHITE, FL 32038

2027

26-7S-16-04323-016

BUILDING CHARACTERISTICS

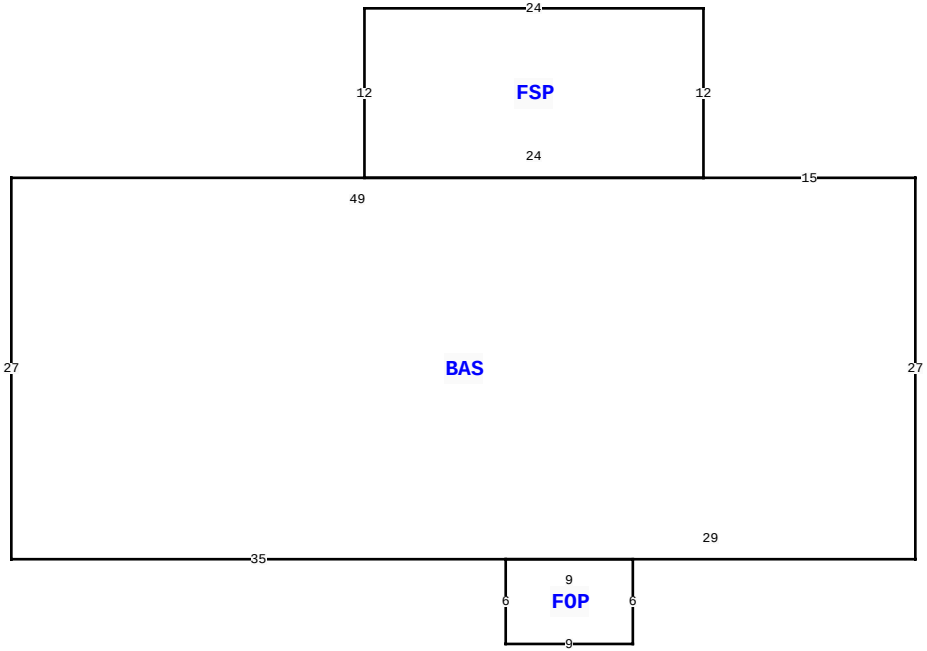
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26716.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100		1,728	190,045
FOP	54	30		16	1,760
FSP	288	40		115	12,647
TOTALS	2,070			1,859	204,453

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,859	123.0570	135.36	251,634	2005	2010	0	0	0	18.75	81.25

2 SINGLE FAM 100% - 2024 Heated Area: 1728 HX Base Yr 2024



467 SW NANTUCKETT PL, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	50	1994	1994	3	50	200	
2	0166	CONC,PAVMT	0	100	30	3	90.00	UT	2.00	2.00	100	2005	2005	3	100	180	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	100	3	50	150.00	UT	2.25	2.25	100	2010	2010	3	100	338	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		204,453
TOTAL MARKET OB/XF VALUE		8,918
TOTAL LAND VALUE - MARKET		56,000
TOTAL MARKET VALUE		269,371
SOH/AGL Deduction		0
ASSESSED VALUE		269,371
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		212,960
TOTAL JUST VALUE		269,371
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		273,086

LAND:1:1: EQUALS 2 LOTS

SALE:1:1: LOT 16 FAIRVIEW ESTATES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22678	SFR	500	01/10/2005
8394	M H	125	05/18/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1442/1633	7/16/2021	WD	Q	I	01	300,000
GRANTOR: TOWNSEND DYLAN C & JE						
GRANTEE: RUBANICK DALE R						
1409/1931	4/09/2020	WD	Q	I	01	217,000
GRANTOR: KEITH COREY BENNETT &						
GRANTEE: DYLAN C & JEANNA S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W15 W49 S27 E35 E29 N27 $
FSP=[ORIG=-15,0] N12 W24 S12 E24 $
FOP=[ORIG=-29,27] S6 E9 N6 W9 $
.

LAND DESCRIPTION

TOTAL OB/XF 8,918

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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	2.00	28,000.00	56,000.00	56,000							

REVIEW DATE 07/22/2015 BY TW Total Acres: 2.80 Total Land Value: 56,000 Market: 0 Agricultural: 0 Common: 56,000 PRINTED 11/17/2026 BY SYS