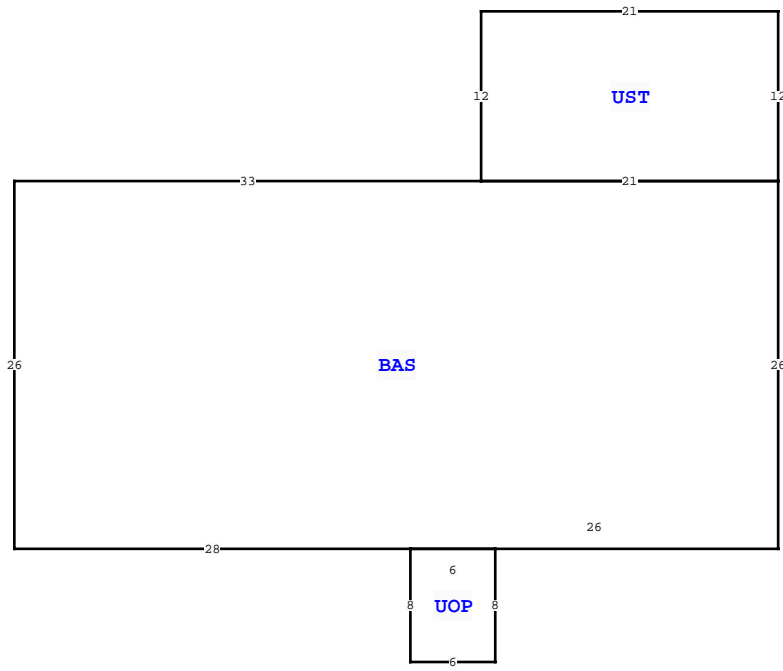


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	60
Interior Floor	06	VINYL ASB	40
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectural Units	05	CONV	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	26716.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,404	100	
UOP	48	20	
UST	252	45	
TOTALS	1,704		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,527	99.0000	110.88	169,314	1976	1976	0	0	35.00	65.00
1 SINGLE FAM 100% - 2002 Heated Area: 1404 HX Base Yr 2002											



COLUMBIA COUNTY PROPERTY VALUATION SUMMARY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		110,054	
TOTAL MARKET OB/XF VALUE		1,916	
TOTAL LAND VALUE - MARKET		110,000	
TOTAL MARKET VALUE		221,970	
SOH/AGL Deduction		114,239	
ASSESSED VALUE		107,731	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		56,320	
TOTAL JUST VALUE		221,970	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		206,970	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1401/0779	11/26/2019	WD	U	I	30	100
GRANTOR: DONALD T GUYNN & BONN						
GRANTEE: DONALD T GUYNN & BO						
0935/1045	9/17/2001	QC	Q	V	01	20,000
GRANTOR: LENORA GUYNN						
GRANTEE: DONALD T GUYNN						

EXTRA FEATURES		262 SW GUYNN FARMS CT, FORT WHITE	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0 100
2	0070	CARPORT UF	0 100
3	0252	LEAN-TO W/	0 100

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

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	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
3	0252	LEAN-TO W/	0 100	16	26	416.00	UT	2.00	2.00	50	1993	1993	3	50	416	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W33 S26 E28 UOP= S8 E6 N8 W6\$ E26 N26 UST= N12 W21 S12 E21\$ W21\$.	

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	10.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,000							