LOT 37 FOXWOOD S/D PHASE 2.

WD 1249-1797, WD 1276-72, WD 128

SPEICHER DALE A/SPEICHER NANCY CAROL
504 SW VIXEN LN
FORT WHITE, FL 32038

2027

27-6S-16-03951-137

BUILDING CHARACTERISTICS

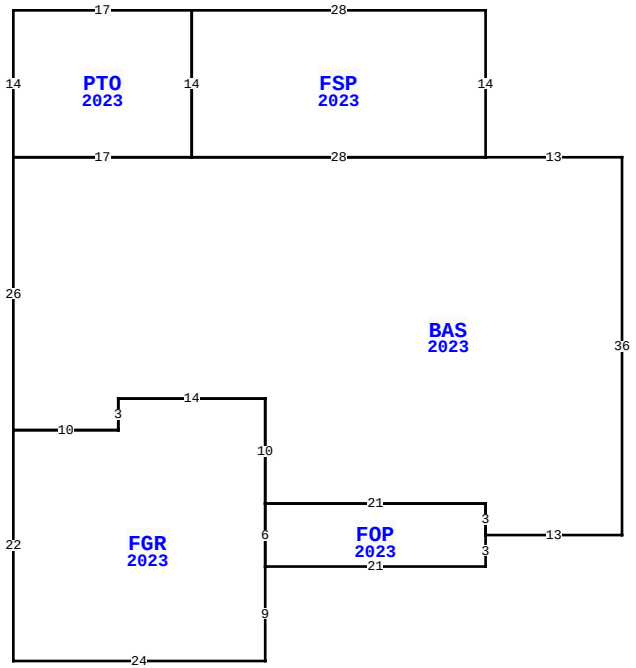
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	27616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,743	100	2023	1,743	238,982
FGR	570	55	2023	314	43,052
FOP	126	30	2023	38	5,210
FSP	392	40	2023	157	21,526
PTO	238	5	2023	12	1,645
TOTALS	3,069			2,264	310,416

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,264	128.5020	141.35	320,016	2022	2022	0	0	0	3.00	97.00

1 SINGLE FAM 100% - 2023 Heated Area: 1743 HX Base Yr 2023



504 SW VIXEN LN, FORT WHITE

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	310,416
TOTAL MARKET OB/XF VALUE	35,568
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	410,984
SOH/AGL Deduction	150,685
ASSESSED VALUE	260,299
TOTAL EXEMPTION VALUE	HX HB VX 56,411
BASE TAXABLE VALUE	203,888
TOTAL JUST VALUE	410,984
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	416,628

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042375	New Residential C	320,000	07/21/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1569/2281	5/01/2026	LE	U	I	14	100
GRANTOR: SPEICHER DALE						
GRANTEE: SPEICHER DALE (ENH						
1434/374	4/05/2021	WD	Q	V	01	59,000
GRANTOR: WOOD JERRY E & CLARIS						
GRANTEE: SPEICHER DALE A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=50,20] S26 E10 N3 E14 S10 E21 S3 E13 N36 W13 W28 W17 $
FGR=[YR=2023;ORIG=50,46] S22 E24 N9 N6 N10 W14 S3 W10 $
FSP=[YR=2023;ORIG=67,6] S14 E28 N14 W28 $
PTO=[YR=2023;ORIG=50,6] S14 E17 N14 W17 $
FOP=[YR=2023;ORIG=74,53] S6 E21 N3 N3 W21 $
.

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	0166	CONC,PAVMT	0	100	0	0	720.00	UT	3.00	3.00	100	2023	2022		100	2,160	
2	0040	BARN,POLE	0	100	0	0	1.00	UT	33,408.00	33,408.00	100	2023	2022		100	33,408	

LAND DESCRIPTION

TOTAL OB/XF 35,568

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-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 06/12/2026 BY JB Total Acres: 5.01 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS