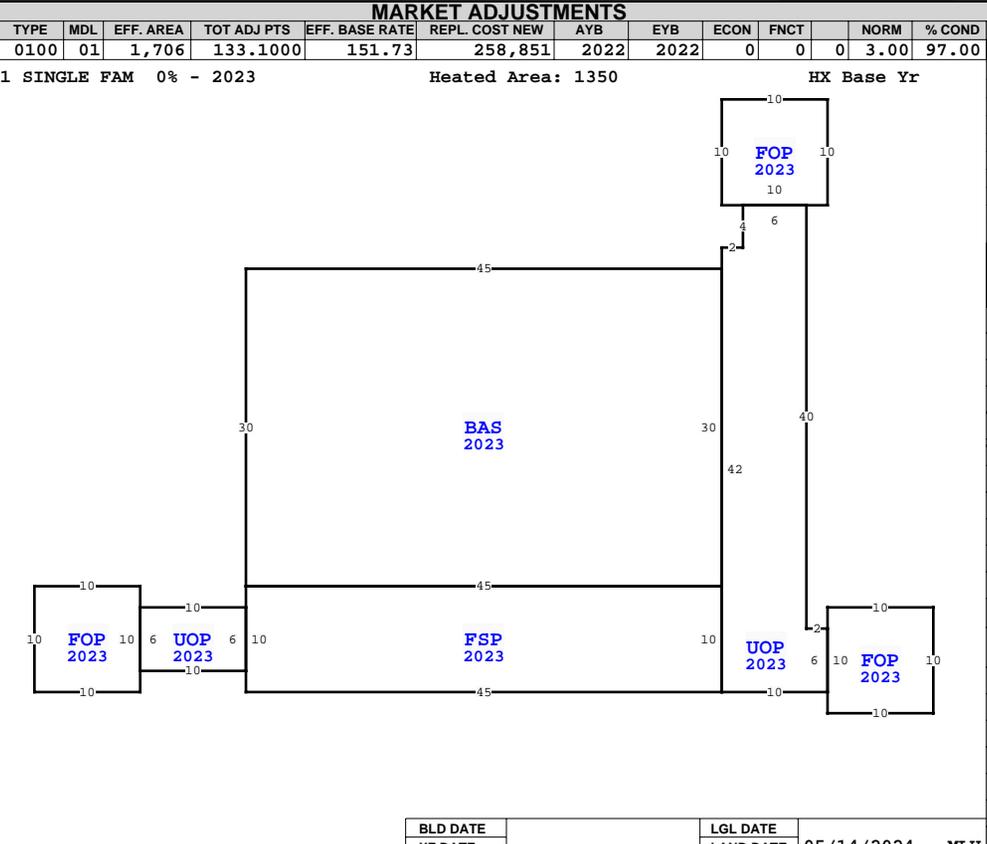




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2.5	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	28716.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,350	100	2023
FOP	100	30	2023
FOP	100	30	2023
FOP	100	30	2023
FSP	450	40	2023
UOP	60	20	2023
UOP	372	20	2023
TOTALS	2,532		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		251,085	
TOTAL MARKET OB/XF VALUE		13,960	
TOTAL LAND VALUE - MARKET		379,200	
TOTAL MARKET VALUE		644,245	
SOH/AGL Deduction		0	
ASSESSED VALUE		644,245	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		644,245	
TOTAL JUST VALUE		644,245	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		642,387	

PRCL:0:2: 11/14 COA PER KIM DAVIS BY PH.
SALE:1:1: PERSONAL REP DEED \$.60 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049584	Additions	90,000	04/10/2024
000041736	New Residential C	400,000	04/14/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1415/2544	7/23/2020	WD	U	V	30	100

GRANTOR: DONALD E & WANDA K FR
GRANTEE: FROWICK PROPERTIES
1414/1466 6/29/2020 WD Q V 01 750,000
GRANTOR: H MATTISON BARR & KIM
GRANTEE: DONALD E & WANDA K

EXTRA FEATURES		1091 SW HORSESHOE LOOP, FORT WHITE	
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	9945	Well/Sept	0 0 0 0 0 1.00 UT 7,000.00 7,000.00 100 2023 2022 3 100 7,000
2	0190	FPLC PF	0 0 0 0 0 1.00 UT 1,200.00 1,200.00 100 2023 2022 100 1,200
3	0260	PAVEMENT-A	0 0 0 0 0 3,600.00 UT 1.60 1.60 100 2023 2022 100 5,760

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/14/2024	MLU

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2023;ORIG=10,10] W45 S30 E45 N30 \$													
FSP=[YR=2023;ORIG=-35,40] E45 S10 W45 N10 \$													
UOP=[YR=2023;ORIG=18,4] W6 S4 W2 S42 E10 N6 W2 N40 \$													
FOP=[YR=2023;ORIG=20,42] E10 S10 W10 N10 \$													
FOP=[YR=2023;ORIG=10,-6] E10 S10 W10 N10 \$													
FOP=[YR=2023;ORIG=-55,40] E10 S10 W10 N10 \$													
UOP=[YR=2023;ORIG=-45,42] E10 S6 W10 N6 \$													

LAND DESCRIPTION		TOTAL OB/XF 13,960																						
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	0		A-1	0.00	0.00	80.00	AC		1.00	1.00	0.45	9,000.00	4,050.00	324,000							
2	9600	C	WASTELAND	0		A-1	0.00	0.00	92.00	AC		1.00	1.00	1.00	600.00	600.00	55,200							