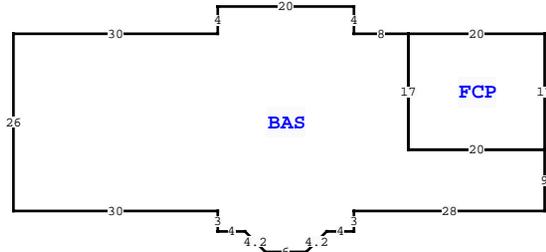
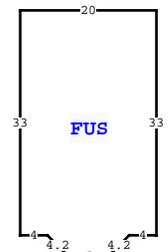


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000 IMPROVED AG	
MAP NUM	MKT AREA	02
NEIGHBORHOOD/LOC	29516.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,855	100
FCP	340	25
FUS	687	100
TOTALS	2,882	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,627	110.3040	125.75	330,345	2001	2001	0	0	24.00	76.00		
2 SINGLE FAM 100% - 0 Heated Area: 2542 HX Base Yr													



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	251,062	
TOTAL MARKET OB/XF VALUE	9,919	
TOTAL LAND VALUE - MARKET	800,000	
TOTAL MARKET VALUE	325,456	
SOH/AGL Deduction	91,855	
ASSESSED VALUE	233,601	
TOTAL EXEMPTION VALUE	56,411	
BASE TAXABLE VALUE	177,190	
TOTAL JUST VALUE	1,060,981	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	979,815	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9750	SFR	335	05/25/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1484/1769	2/13/2023	WD	U	I	11	100

GRANTOR: O'STEEN FRANKLIN W	
GRANTEE: O'STEEN FRANKLIN W	
312/599	10/31/1973 LE U I 14 43
GRANTOR: O'STEEN B.A.	
GRANTEE: O'STEEN FRANKLIN W	

EXTRA FEATURES																
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	0030	BARN,MT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0030	BARN,MT	0	0	12	14	1.00	UT	0.00	100	0	0	3	100	571	
3	0030	BARN,MT	0	0	10	12	1.00	UT	0.00	100	0	0	3	100	408	
4	0255	MBL HOME S	0	100	0	0	1.00	UT	0.00	100	2008	2008	3	100	1,440	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00			3	100	7,000	

298 SW ORVILLE TER, FORT WHITE										BLD DATE		LGL DATE	05/07/2026	MLU
										XF DATE		LAND DATE		
										INC DATE		AG DATE		

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W8 N4 W20 S4 W30 S26 E30 S3 E4 D3 R3 E6 R3 U3 E4 N3 E28 N9 FCP= N17 W20 S17 E20\$ W20 N17 \$ PTR= N30 FUS= N33 W20 S33 E4 D3 R3 E6 R3 U3 E4 \$ S30\$.													

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	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	77.00	AC		1.00	1.00	1.00	445.00	445.00	34,265							
3	5200	A	CROPLAND 2	0		A-1	0.00	0.00	25.00	AC		1.00	1.00	1.00	370.00	370.00	9,250							
4	6200	A	PASTURE 3	0		A-1	0.00	0.00	57.00	AC		1.00	1.00	1.00	280.00	280.00	15,960							
5	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	159.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	795,000							