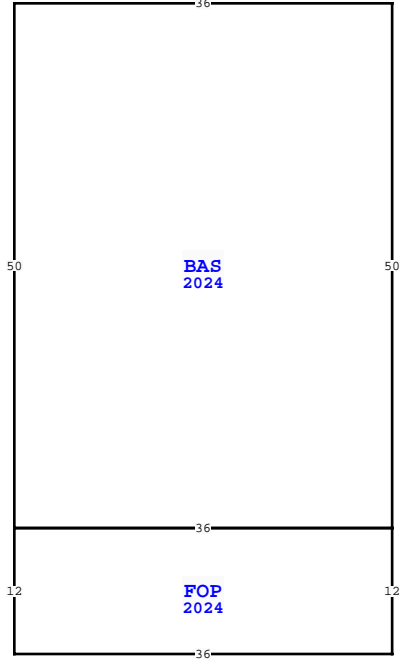


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	30516.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,800	100	2024
FOP	432	30	2024
TOTALS	2,232		
		1,930	250,270

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2024								
				Heated Area: 1800			HX Base Yr 2024				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			250,270
TOTAL MARKET OB/XF VALUE			20,500
TOTAL LAND VALUE - MARKET			111,540
TOTAL MARKET VALUE			382,310
SOH/AGL Deduction			60,185
ASSESSED VALUE			322,125
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			270,714
TOTAL JUST VALUE			382,310
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			369,654

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046068	New Residential C	275,000	12/09/2022
000042944	Electrical Servic	1,600	10/12/2021
12988	M H	125	08/27/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1445/1531	8/17/2021	WD	Q	I	01	98,000
GRANTOR: WEESE CIAIRA						
GRANTEE: 3694 ISABELLA BLVD,						
1431/1899	3/03/2021	WD	U	I	11	100
GRANTOR: WEESE DAWN						
GRANTEE: WEESE CIAIRA						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	800.00	800.00	100
5	0040	BARN, POLE	0	100	40	40	1.00	UT	11,200.00	11,200.00	100
6	0296	SHED METAL	0	100	0	0	1.00	UT	400.00	400.00	100

TOTAL OB/XF												20,500					
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							05/06/2026	MLU				
272 SW COYOTE CIR, FORT WHITE																	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2024;ORIG=22,10] E36 S50 W36 N50 \$											
FOP=[YR=2024;ORIG=22,60] E36 S12 W36 N12 \$											

LAND DESCRIPTION												TOTAL OB/XF												20,500			
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	10.14	AC		1.00	1.00	1.00	11,000.00	11,000.00	111,540										