

BEG AT NW COR OF S1/2 OF NW1/4
OF NE1/4, RUN E 527.51 FT, S
983.46 FT, W 525.47 FT, NORTH

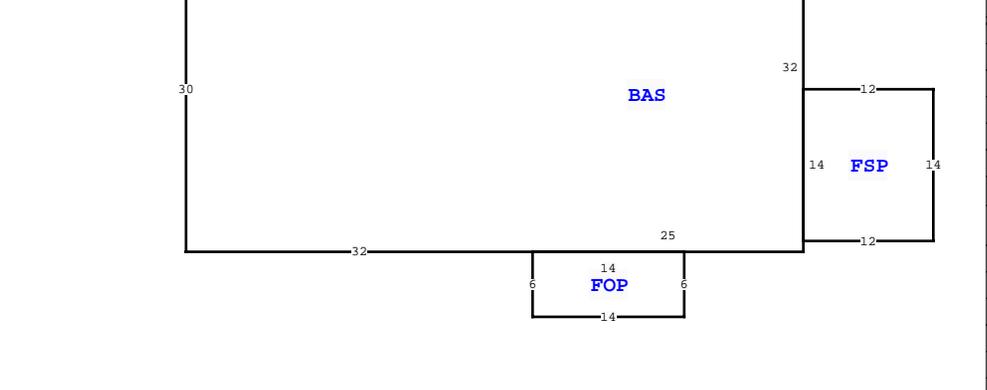
GILLETTE CHARLES J/GILLETTE MELISSA L
PO BOX 763
FORT WHITE, FL 32038

2026

30-6S-16-03986-002

| BUILDING CHARACTERISTICS | |
|--------------------------|-------------------|
| ELEMENT | CD |
| Exterior Wall | 17 MSNRY STUC 100 |
| Roof Structur | 03 GABLE/HIP 100 |
| Roof Cover | 03 COMP SHNGL 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floo | 14 CARPET 90 |
| Interior Floo | 15 HARDTILE 10 |
| Air Condition | 03 CENTRAL 100 |
| Heating Type | 04 AIR DUCTED 100 |
| Bedrooms | 3 100 |
| Bathrooms | 2 100 |
| Frame | 01 NONE 100 |
| Stories | 1. 1. 100 |
| Architectual | 05 CONV 100 |
| Units | 0 100 |
| Condition Adj | 03 03 100 |
| Kitchen Adjus | 01 01 100 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | | |
| 0100 | 01 | 2,263 | 108.5430 | 123.74 | 280,024 | 1999 | 1999 | 0 | 0 | 0 | 26.00 | 74.00 | | |
| 2 SINGLE FAM 100% - 2018 Heated Area: 1727 HX Base Yr 2018 | | | | | | | | | | | | | | |



| QUALITY | DOR CODE | MAP NUM | MKT AREA | NEIGHBORHOOD/LOC | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|------------------|-------------|----------|------------------|----------------------|------------------|-------------|------|--------------|----------------------|-----|-------|-----|--|-------|---------|-----|-----|----|--|-----|--------|-----|----|----|--|----|-------|-----|-----|----|--|----|-------|-----|-----|----|--|----|-------|-----|-----|----|--|----|-------|---------------|--------------|--|--|--------------|----------------|
| 05 05 | 5000 | | | 30616.00 1.00/ | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <table border="1"> <thead> <tr> <th>AREA TYPE</th> <th>TOTAL GROSS AREA</th> <th>PCT OF BASE</th> <th>YEAR</th> <th>TOT ADJ AREA</th> <th>SUBAREA MARKET VALUE</th> </tr> </thead> <tbody> <tr> <td>BAS</td> <td>1,727</td> <td>100</td> <td></td> <td>1,727</td> <td>158,137</td> </tr> <tr> <td>FGR</td> <td>644</td> <td>55</td> <td></td> <td>354</td> <td>32,415</td> </tr> <tr> <td>FOP</td> <td>84</td> <td>30</td> <td></td> <td>25</td> <td>2,290</td> </tr> <tr> <td>FSP</td> <td>112</td> <td>40</td> <td></td> <td>45</td> <td>4,120</td> </tr> <tr> <td>FSP</td> <td>112</td> <td>40</td> <td></td> <td>45</td> <td>4,120</td> </tr> <tr> <td>FSP</td> <td>168</td> <td>40</td> <td></td> <td>67</td> <td>6,135</td> </tr> <tr> <td>TOTALS</td> <td>2,847</td> <td></td> <td></td> <td>2,263</td> <td>207,218</td> </tr> </tbody> </table> | | | | | AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE | BAS | 1,727 | 100 | | 1,727 | 158,137 | FGR | 644 | 55 | | 354 | 32,415 | FOP | 84 | 30 | | 25 | 2,290 | FSP | 112 | 40 | | 45 | 4,120 | FSP | 112 | 40 | | 45 | 4,120 | FSP | 168 | 40 | | 67 | 6,135 | TOTALS | 2,847 | | | 2,263 | 207,218 |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| BAS | 1,727 | 100 | | 1,727 | 158,137 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| FGR | 644 | 55 | | 354 | 32,415 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| FOP | 84 | 30 | | 25 | 2,290 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| FSP | 112 | 40 | | 45 | 4,120 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| FSP | 112 | 40 | | 45 | 4,120 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| FSP | 168 | 40 | | 67 | 6,135 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TOTALS | 2,847 | | | 2,263 | 207,218 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | | |
|---------------------------|--|--------------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | | Tax Dist: | |
| BUILDING MARKET VALUE | | 207,218 | |
| TOTAL MARKET OB/XF VALUE | | 37,200 | |
| TOTAL LAND VALUE - MARKET | | 213,420 | |
| TOTAL MARKET VALUE | | 260,132 | |
| SOH/AGL Deduction | | 79,601 | |
| ASSESSED VALUE | | 180,531 | |
| TOTAL EXEMPTION VALUE | | HX HB 51,411 | |
| BASE TAXABLE VALUE | | 129,120 | |
| TOTAL JUST VALUE | | 457,838 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 421,385 | |
| SALE: 4:1: 11.84 ACRES | | | |
| SALE: 3:1: REPO | | | |
| BLDG: 1:1: FLEE MH | | | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|------------------|--------|------------|
| 000042575 | Roof Replacement | 11,500 | 08/18/2021 |
| 19891 | POOL | 175 | 08/26/2002 |
| 15283 | SFR | 280 | 03/25/1999 |
| 9788 | M H | 125 | 06/01/1995 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1338/0956 | 6/08/2017 | WD | Q | I | 01 | 200,000 |
| GRANTOR: KENT MCCORD | | | | | | |
| GRANTEE: CHARLES J & MELISSA | | | | | | |
| 1275/0726 | 5/27/2014 | WD | Q | I | 01 | 280,000 |
| GRANTOR: RAYMOND & TERESA METR | | | | | | |
| GRANTEE: KENT MCCORD | | | | | | |

| 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 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 0 | 648.00 | UT | 1.50 | 1.50 | 100 | 1999 | 1999 | 3 | 100 | 972 | |
| 2 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 1999 | 1999 | 3 | 100 | 1,200 | |
| 3 | 0280 | POOL R/CON | 0 | 100 | 18 | 40 | 720.00 | UT | 70.00 | 70.00 | 100 | 2002 | 2002 | 3 | 40 | 20,160 | |
| 4 | 0282 | POOL ENCL | 0 | 100 | 32 | 54 | 1,728.00 | UT | 15.00 | 15.00 | 100 | 2002 | 2002 | 3 | 40 | 10,368 | |
| 5 | 0020 | BARN, FR | 0 | 100 | 20 | 30 | 600.00 | UT | 7.50 | 7.50 | 100 | 1999 | 1999 | 3 | 100 | 4,500 | |

| LAND DESCRIPTION | | | | | | | | | | | | | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 | 6,000.00 | 6,000.00 | 6,000 | | | | | | | |
| 2 | 5600 | A | TIMBER 3 | 0 | | A-1 | 0.00 | 0.00 | 34.57 | AC | | 1.00 | 1.00 | 1.00 | 281.00 | 281.00 | 9,714 | | | | | | | |
| 3 | 9910 | M | MKT. VAL. AG | 0 | | 00 | 0.00 | 0.00 | 34.57 | AC | | 1.00 | 1.00 | 1.00 | 6,000.00 | 6,000.00 | 207,420 | | | | | | | |

| BUILDING NOTES | | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BUILDING DIMENSIONS | | | | | | | | | | | | | |
| BAS= W15 FSP= N4 W28 S4 E28\$ FSP= W28 S4 E28 N4\$ S4 W28 N1 FGR= N23 W28 S23 E28 \$ W14 S30 E32 FOP= S6 E14 N6 W14\$ E25 N1 FSP= E12 N14 W12 S14\$ N32\$. | | | | | | | | | | | | | |

| TOTAL OB/XF | | | | | | | | | | | | | |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 37,200 | | | | | | | | | | | | | |