COMM NW COR OF S1/2 OF NW1/4 OF
1055.03 FT FOR POB, CONT E 527.5
FT, W 525.47 FT, N 983.05 FT TO

HODGE DELPHIA L
P O BOX 974
FORT WHITE, FL 32038-0974

2027

30-6S-16-03986-003

BUILDING CHARACTERISTICS

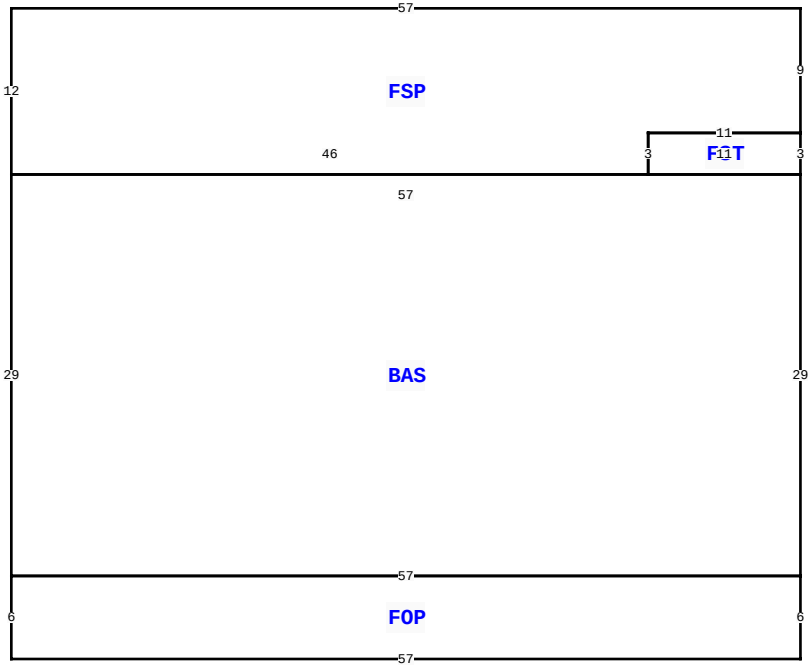
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	30616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,653	100		1,653	169,711
FOP	342	30		103	10,575
FSP	651	40		260	26,694
FST	33	55		18	1,848
TOTALS	2,679			2,034	208,828

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,034	118.1460	129.96	264,339	2004	2004	0	0	0	21.00	79.00

1 SINGLE FAM 100% - 2005 Heated Area: 1653 HX Base Yr 2005



677 SW ANGEL GLN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		208,828
TOTAL MARKET OB/XF VALUE		1,200
TOTAL LAND VALUE - MARKET		106,920
TOTAL MARKET VALUE		316,948
SOH/AGL Deduction		128,651
ASSESSED VALUE		188,297
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		131,886
TOTAL JUST VALUE		316,948
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		320,740

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056326	Generator		08/13/2026
21342	SFR	420	12/11/2003
20762	TR/TRAILER	75	06/02/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1508/1900	2/16/2024	LE	U	I	14	100
GRANTOR: HODGE DELPHIA HARPOLE						
GRANTEE: HODGE DELPHIA HARPO						
0779/0901	8/27/1993	WD	Q	V		18,500
GRANTOR: SALLIE MAE DEESE						
GRANTEE: MICHELL HODGE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N29 FST= N3 FSP= N9 W57 S12 E46 N3 E11$ W11 S3 E11$ W57 S29 FOP= S6 E57 N6 W57$ E57$.

LAND DESCRIPTION

TOTAL OB/XF 1,200

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-1	0.00	0.00	11.88	AC		1.00	1.00	1.00	9,000.00	9,000.00	106,920							

REVIEW DATE 10/06/2026 BY Nick Total Acres: 11.88 Total Land Value: 106,920 Market: 0 Agricultural: 0 Common: 106,920 PRINTED 11/17/2026 BY SYS