

COMM NW COR OF NW1/4, RUN E 410.
 CONT E 410.78 FT, S 529.21 FT, W
 530.37 FT TO POB. (LOT 1B) ALSO

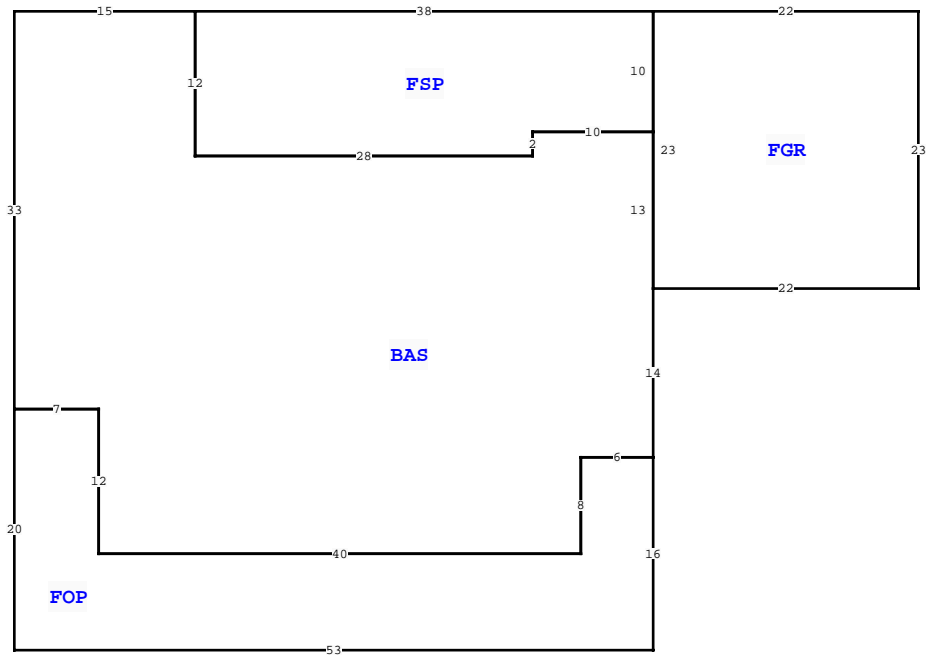
ALEXANDER CHRISTOPHER LEE/ALEXANDER JOHNNIE W
 608 SW ROBERTS AVE
 FORT WHITE, FL 32038

2026

30-6S-16-03999-008


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2.5	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
Quality	07	07	
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
BAS	1,817	100	
FGR	506	55	
FOP	556	30	
FSP	436	40	
TOTALS	3,315		
		2,436	257,140

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%	- 2018								
			Heated Area: 1817				HX Base Yr 2018				



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	257,140			
TOTAL MARKET OB/XF VALUE	11,019			
TOTAL LAND VALUE - MARKET	110,000			
TOTAL MARKET VALUE	378,159			
SOH/AGL Deduction	134,621			
ASSESSED VALUE	243,538			
TOTAL EXEMPTION VALUE	HX HB 13 243,538			
BASE TAXABLE VALUE	0			
TOTAL JUST VALUE	378,159			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	366,681			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050368	Solar Power Syste	80,731	07/17/2024
32953	REMODEL	360	05/07/2015
13853	SFR	290	04/07/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1346/0553	10/13/2017	WD	U	I	11	100
GRANTOR: CHRISTOPHER ALEXANDER						
GRANTEE: CHRISTOPHER ALEXAND						
1297/1025	7/02/2015	QC	U	I	11	100
GRANTOR: JOHNNIE W ALEXANDER J						
GRANTEE: CHRISTOPHER ALEXAND						

EXTRA FEATURES															608 SW ROBERTS AVE, 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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200		
2	0166	CONC,PAVMT	0	100	17	306.00	UT	1.50	1.50	100	1998	1998	3	100	459		
3	0031	BARN,MT AE	0	100	30	1.00	UT	0.00	0.00	100	2008	2008	3	100	8,640		
4	0166	CONC,PAVMT	0	100	10	240.00	UT	3.00	3.00	100	2008	2008	3	100	720		
TOTALS															11,019		

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	10.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,000							