LOT 40 SANTA FE RIVER PLANTATION
478-32, 762-1370, WD 1325-1732,

MALONE HAROLD TRELAWNEY/MALONE TAMMY KATHLEEN
710 SW WOODLAND AVE
FORT WHITE, FL 32038

2027

30-7S-17-10058-511

BUILDING CHARACTERISTICS

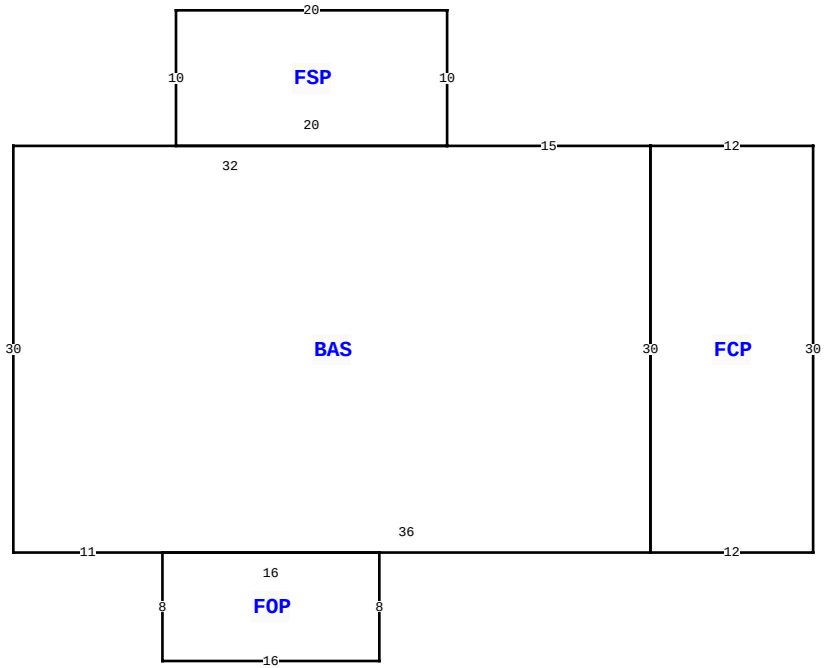
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	30717.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,410	100		1,410	195,799
FCP	360	25		90	12,498
FOP	128	30		38	5,277
FSP	200	40		80	11,109
TOTALS	2,098			1,618	224,683

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,618	137.2140	150.94	244,221	2017	2017	0	0	0	8.00	92.00

1 SINGLE FAM 100% - 2019 Heated Area: 1410 HX Base Yr 2019



710 SW WOODLAND AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026 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	0166	CONC,PAVMT	0	100	0	0	429.00	UT	2.00	2.00	100	2017	2017	3	100	858	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	3,200	
5	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	27,900	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		224,683
TOTAL MARKET OB/XF VALUE		32,758
TOTAL LAND VALUE - MARKET		39,100
TOTAL MARKET VALUE		296,541
SOH/AGL Deduction		153,459
ASSESSED VALUE		143,082
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		91,671
TOTAL JUST VALUE		296,541
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		300,620

SALE:1:1: LOT 40, SANTE FE RIVER PLANTATIONS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37961	STORAGE	0	04/08/2019
34769	SFR	621	12/20/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
3665/1462	7/24/2018	WD	Q	I	01	212,500
GRANTOR: PATRICIA BLAIR						
GRANTEE: HAROLD T & TAMMY K						
1325/1732	11/04/2016	WD	Q	V	01	18,000
GRANTOR: CRAIG WAGNER & WENDY						
GRANTEE: PATRICIA BLAIR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 FSP= N10 W20 S10 E20$ W32 S30 E11 FOP= S8 E16 N8 W16$ E36 FCP= E12 N30 W12 S30$ N30$.

LAND DESCRIPTION

TOTAL OB/XF 32,758

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		00	0.00	0.00	1.70	AC		1.00	1.00	1.00	23,000.00	23,000.00	39,100							

REVIEW DATE 07/31/2019 BY RP Total Acres: 1.70 Total Land Value: 39,100 Market: 0 Agricultural: 0 Common: 39,100 PRINTED 11/17/2026 BY SYS