

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		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	04	04	100
Quality	07	07	
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
BAS	1,600	100	
FOP	112	30	
TOTALS	1,712		
		1,634	255,251

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%	- 2022		Heated Area: 1600					HX Base Yr	2022

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			255,251
TOTAL MARKET OB/XF VALUE			2,200
TOTAL LAND VALUE - MARKET			58,650
TOTAL MARKET VALUE			316,101
SOH/AGL Deduction			23,551
ASSESSED VALUE			292,550
TOTAL EXEMPTION VALUE	HX HB VX		56,411
BASE TAXABLE VALUE			236,139
TOTAL JUST VALUE			316,101
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			314,314

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35935	SFR	630	10/30/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1455/1458	12/20/2021	WD	Q	I	01	324,900
GRANTOR: TOLEDO ANGEL ROBERTO						
GRANTEE: MEWHORTER RUSSELL D						
1420/0814	9/22/2020	WD	Q	I	01	239,900
GRANTOR: BRIAN & JENNIFER LAVI						
GRANTEE: ANGEL ROBERTO & NIC						

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	0294	SHED WOOD/	0	100	20	10			200.00	UT	11.00				2,200	

BUILDING NOTES			
398 SW HEFLIN AVE, FORT WHITE			

BUILDING DIMENSIONS			
BAS= W64 S25 E23 FOP= S8 E14 N8 W14\$ E41 N25\$.			

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		00	0.00	0.00	2.55	AC		1.00	1.00	1.00	23,000.00	23,000.00	58,650							