LOT 7 SANTA FE RIVER PLANTATIONS
OF LOT 46.

HAWN RICHARD D/HAWN TERRY L
302 SW BAY PL
FORT WHITE, FL 32038

2027

30-7S-17-10058-597

BUILDING CHARACTERISTICS

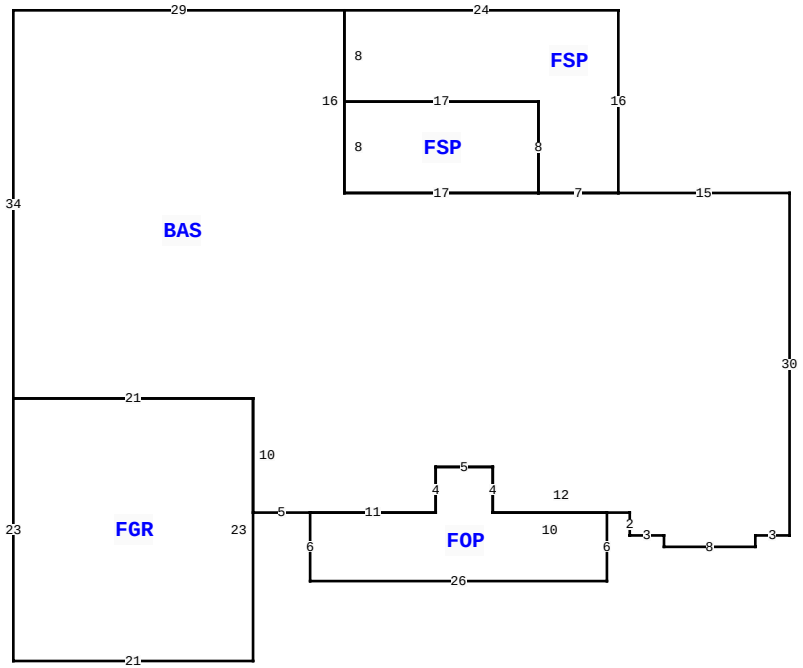
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,174	100		2,174	218,466
FGR	483	55		266	26,731
FOP	176	30		53	5,326
FSP	136	40		54	5,427
FSP	248	40		99	9,948
TOTALS	3,217			2,646	265,897

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,646	126.8806	139.57	369,302	1997	1997	0	0	0	28.00	72.00

1 SINGLE FAM 100% - 2008 Heated Area: 2174 HX Base Yr 2008



302 SW BAY PL, 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1997	1997	3	100	1,200	
2	0166	CONC,PAVMT	0	100	20	20	400.00	UT	2.00	2.00	100	2003	2003	3	100	800	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
4	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	8,900	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
6	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	
7	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	330	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		265,897
TOTAL MARKET OB/XF VALUE		13,330
TOTAL LAND VALUE - MARKET		51,520
TOTAL MARKET VALUE		330,747
SOH/AGL Deduction		166,798
ASSESSED VALUE		163,949
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		112,538
TOTAL JUST VALUE		330,747
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		335,587

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046287	Roof Replacement	15,600	01/18/2023
11320	SFR	340	06/25/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1123/1528	6/27/2007	WD	Q	I		285,900
GRANTOR: THOMAS TUCKER						
GRANTEE: RICHARD D & TERRY L						
1015/0068	4/27/2004	WD	Q	I		190,000
GRANTOR: FORD L & KATHLEEN WAL						
GRANTEE: THOMAS TUCKER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 FSP= N16 W24 S8 E17 S8 E7$ W7 FSP= N8 W17 S8 E17$W17 N16 W29 S34 FGR= S23 E21 N23 W21$ E21 S10 E5 FOP= S6 E26 N6 W10 N4 W5 S4W11$ E11 N4 E5 S4 E12 S2 E3 S1E8 N1 E3N30$.

LAND DESCRIPTION

TOTAL OB/XF 13,330

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	2.24	AC		1.00	1.00	1.00	23,000.00	23,000.00	51,520							

REVIEW DATE 02/09/2023 BY JS Total Acres: 2.24 Total Land Value: 51,520 Market: 0 Agricultural: 0 Common: 51,520 PRINTED 11/16/2026 BY SYS