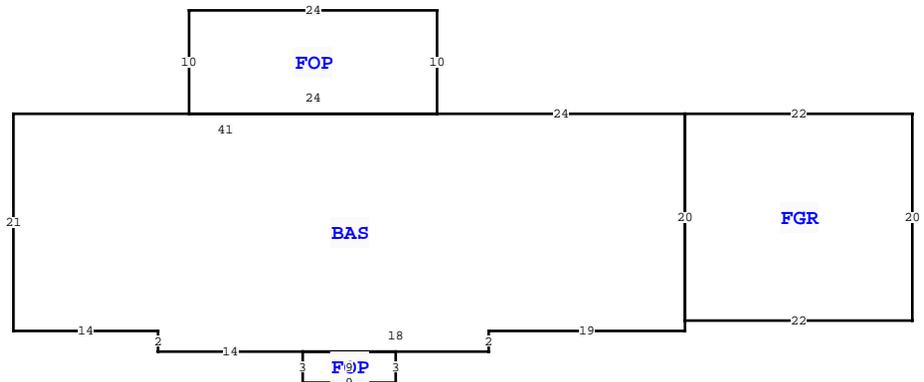


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,751	132.3784	150.91	264,243	1995	1995	0	0	30.00	70.00		
1 SINGLE FAM 0% - 2024 Heated Area: 1429 HX Base Yr													



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	1,429	100		1,429	150,955
FGR	440	55		242	25,564
FOP	27	30		8	845
FOP	240	30		72	7,606
TOTALS	2,136			1,751	184,970

534 SW THORNE LN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026
INC DATE		AG DATE	MLU

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	0166	CONC, PAVMT	0	0	0	0	1,515.00	UT	1.50	1.50	100	1995	1995	3	100	2,273	
2	0070	CARPORT UF	0	0	18	20	1.00	UT	0.00	0.00	100	1995	1995	3	100	1,080	
3	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	

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	0		00	0.00	0.00	1.50	AC		1.00	1.00	1.00	23,000.00	23,000.00	34,500							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		184,970	
TOTAL MARKET OB/XF VALUE		3,853	
TOTAL LAND VALUE - MARKET		34,500	
TOTAL MARKET VALUE		223,323	
SOH/AGL Deduction		0	
ASSESSED VALUE		223,323	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		223,323	
TOTAL JUST VALUE		223,323	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		222,671	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9970	SFR	295	07/18/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1272/0967	3/27/2014	WD U	I	I	30	100
GRANTOR: EDD & LUCILLE K CHITT						
GRANTEE: EDD & LUCILLE K CHI						
0804/2155	4/12/1995	WD U	V	V	12	5,500
GRANTOR: HOWARD W O STEEN						
GRANTEE: EDD & LUCILLE K CHI						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W24 FOP= N10 W24 S10 E24\$ W41 S21 E14 S2 E14 FOP= S3 E9 N3 W9\$ E18 N2 E19 N1 FGR= E22 N20 W22 S20 \$ N20\$.