LOT 50 SANTA FE RIVER PLANTATION
OF LOT 38.

BONDS JESSE S JR/BONDS JOAN PANICO
534 SW THORNE LN
FORT WHITE, FL 32038

2027

30-7S-17-10058-640

BUILDING CHARACTERISTICS

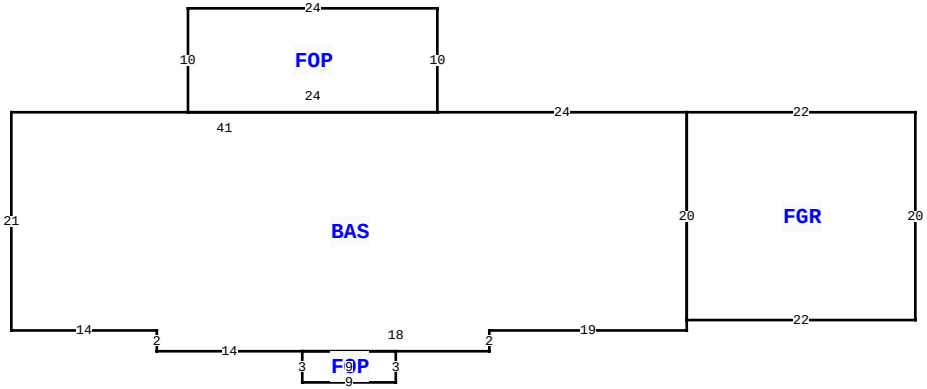
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
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	145,664
FGR	440	55		242	24,668
FOP	27	30		8	816
FOP	240	30		72	7,340
TOTALS	2,136			1,751	178,487

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	145.62	254,981	1995	1995	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 2027 Heated Area: 1429 HX Base Yr 2027



534 SW THORNE LN, 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	1,515.00	UT	1.50	1.50	100	1995	1995	3	100	2,273	
2	0070	CARPORT UF	0	100	18	20	1.00	UT	0.00	0.00	100	1995	1995	3	100	1,080	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		178,487
TOTAL MARKET OB/XF VALUE		3,853
TOTAL LAND VALUE - MARKET		34,500
TOTAL MARKET VALUE		216,840
SOH/AGL Deduction		108,355
ASSESSED VALUE		108,485
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		57,074
TOTAL JUST VALUE		216,840
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		220,075

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
1570/1742	6/11/2026	WD	Q	I	01	313,300
GRANTOR: CHITTUM FAMILY REVOCA						
GRANTEE: BONDS JOAN PANICO						
1272/0967	3/27/2014	WD	U	I	30	100
GRANTOR: EDD & LUCILLE K CHITT						
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$.

LAND DESCRIPTION

TOTAL OB/XF 3,853

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	1.50	AC		1.00	1.00	1.00	23,000.00	23,000.00	34,500							

REVIEW DATE 01/17/2018 BY DF Total Acres: 1.50 Total Land Value: 34,500 Market: 0 Agricultural: 0 Common: 34,500 PRINTED 11/17/2026 BY SYS