LOT 74 SANTA FE RIVER PLANTATION
OF LOT 38.

CHITTUM BRIAN EDD/CHITTUM VERONA
681 SW MAPLETON ST
FORT WHITE, FL 32038

2027

30-7S-17-10058-664

BUILDING CHARACTERISTICS

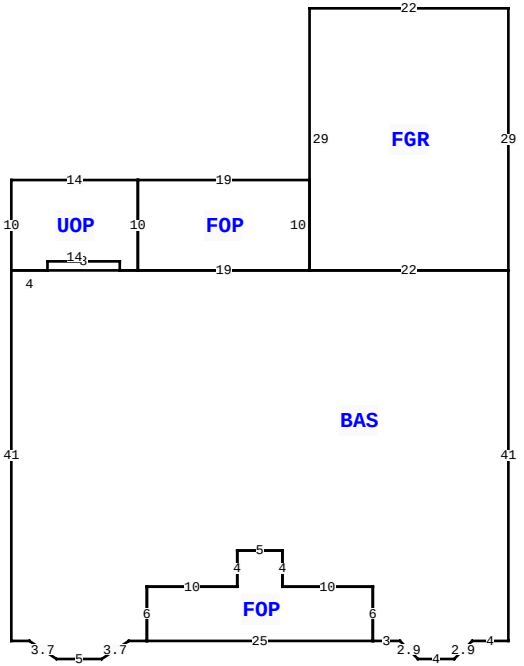
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 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	2,121	100		2,121	214,226
FGR	638	55		351	35,452
FOP	170	30		51	5,151
FOP	190	30		57	5,757
UOP	140	20		28	2,828
TOTALS	3,259			2,608	263,415

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,608	124.0800	136.49	355,966	1999	1999	0	0	0	26.00	74.00

1 SINGLE FAM 100% - 2000 Heated Area: 2121 HX Base Yr 2000



681 SW MAPLETON ST, FORT WHITE

BLD DATE		LGL DATE	05/14/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		263,415
TOTAL MARKET OB/XF VALUE		2,472
TOTAL LAND VALUE - MARKET		35,190
TOTAL MARKET VALUE		301,077
SOH/AGL Deduction		95,104
ASSESSED VALUE		205,973
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		154,562
TOTAL JUST VALUE		301,077
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		305,863

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15674	SFR	345	06/21/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1473/326	8/09/2022	LE	U	I	14	100
GRANTOR: CHITTUM BRIAN EDD						
GRANTEE: ADKINS CHERI A						
989/2091	7/18/2003	WD	U	I	30	64,000
GRANTOR: CHITTUM BRIAN EDD						
GRANTEE: CHITTUM BRIAN EDD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W2 N1 W8 S1 W4 S41 E2 D2 R3 E5 R3 U2 E2 FOP= E25 N6 W10 N4 W5 S4 W10 S6$ N6 E10 N4 E5 S4 E10 S6 E3 D2 R2 E4 R2 U2 E4 N41 FGR= N29 W22 S29 E22$ W22 FOP= N10 W19 S10 E19$ W19$ UOP= N10 W14 S10 E14$.

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	1999	1999	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	448.00	UT	1.50	1.50	100	1999	1999	3	100	672	
3	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 2,472

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	1.53	AC		1.00	1.00	1.00	23,000.00	23,000.00	35,190							

REVIEW DATE 01/17/2018 BY DF Total Acres: 1.53 Total Land Value: 35,190 Market: 0 Agricultural: 0 Common: 35,190 PRINTED 11/17/2026 BY SYS