LOT 84 SANTA FE RIVER PLANTATION
OF LOT 38.

ZEKIC HARIS/ZEKIC AMBER MARIE
325 SW MAPLETON ST
FORT WHITE, FL 32038

2027

30-7S-17-10058-674

BUILDING CHARACTERISTICS

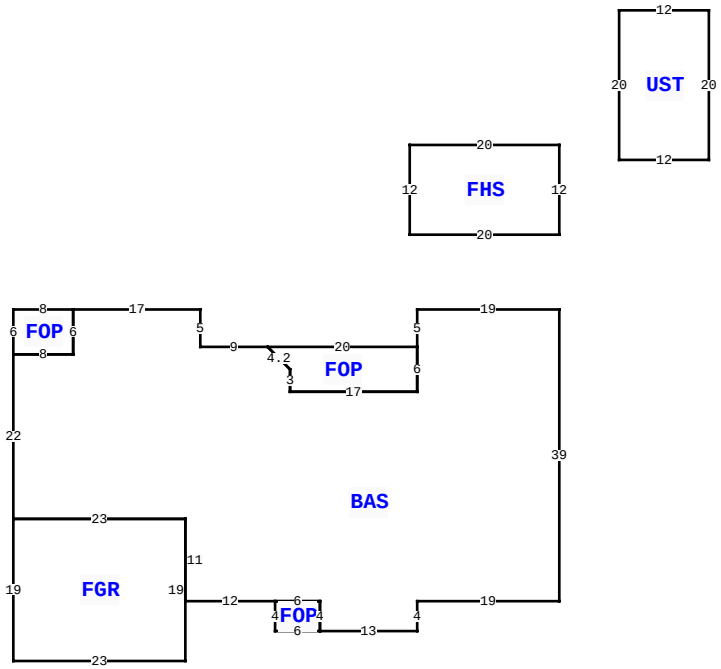
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
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	2,347	100		2,347	260,887
FGR	437	55		240	26,678
FHS	240	60		144	16,007
FOP	24	30		7	778
FOP	48	30		14	1,556
FOP	107	30		32	3,557
UST	240	45		108	12,005
TOTALS	3,443			2,892	321,467

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,892	134.7408	148.21	428,623	2000	2000	0	0	0	25.00	75.00

1 SINGLE FAM 100% - 2022 Heated Area: 2587 HX Base Yr 2022



325 SW MAPLETON ST, 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	2000	2000	3	100	1,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		321,467
TOTAL MARKET OB/XF VALUE		1,200
TOTAL LAND VALUE - MARKET		40,940
TOTAL MARKET VALUE		363,607
SOH/AGL Deduction		8,531
ASSESSED VALUE		355,076
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		303,665
TOTAL JUST VALUE		363,607
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		369,464

SALE:1:1: LOT 84 SANTA FE RIVER PLANTATIONS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043370	Roof Replacement	18,972	12/13/2021
16134	SFR	375	10/12/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1439/1505	6/04/2021	WD	Q	I	01	382,500
GRANTOR: RESTA VINCENT A						
GRANTEE: ZEKIC HARIS						
1218/0372	7/13/2011	WD	U	I	30	55,000
GRANTOR: MAUREEN RESTA						
GRANTEE: VINCENT A RESTA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W19 S5 S6 W17 N3 U3L3 W9 N5 W17 S6 W8 S22 E23 S11 E12 E6 S4 E13 N4 E19 N39 $
FGR=[ORIG=-73,28] S19 E23 N19 W23 $
UST=[ORIG=20,-20] N20 W12 S20 E12 $
FHS=[ORIG=0,-10] N12 W20 S12 E20 $
FOP=[ORIG=-19,5] W20 D3R3 S3 E17 N6 $
FOP=[ORIG=-65,0] W8 S6 E8 N6 $
FOP=[ORIG=-38,39] S4 E6 N4 W6 $
.

LAND DESCRIPTION

TOTAL OB/XF 1,200

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	1.78	AC		1.00	1.00	1.00	23,000.00	23,000.00	40,940							

REVIEW DATE 02/05/2018 BY DF Total Acres: 1.78 Total Land Value: 40,940 Market: 0 Agricultural: 0 Common: 40,940 PRINTED 11/17/2026 BY SYS