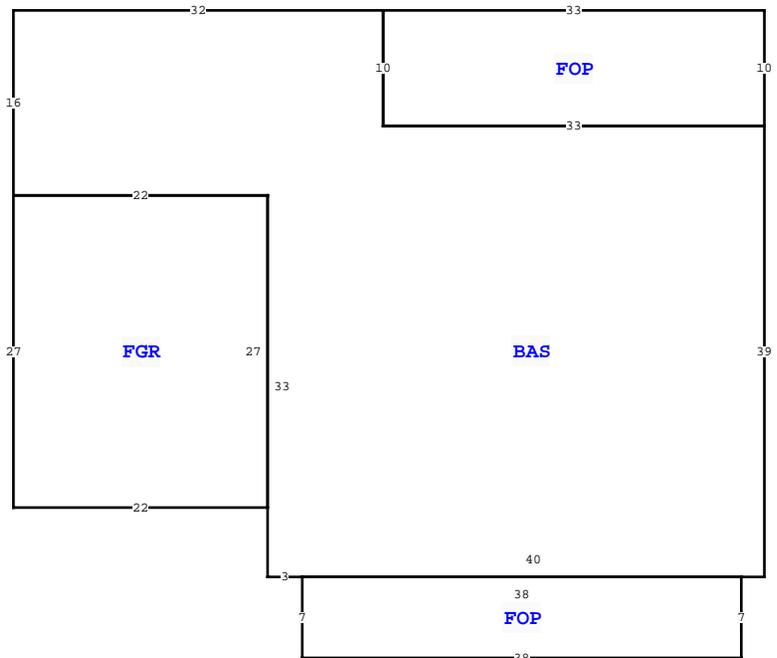


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	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
BAS	2,129	100	
FGR	594	55	
FOP	266	30	
FOP	330	30	
TOTALS	3,319		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	CV	NORM	% COND
1	SINGLE FAM	100%	2021									
				Heated Area: 2129				HX Base Yr 2021				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			340,920
TOTAL MARKET OB/XF VALUE			2,705
TOTAL LAND VALUE - MARKET			37,490
TOTAL MARKET VALUE			381,115
SOH/AGL Deduction			77,933
ASSESSED VALUE			303,182
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			251,771
TOTAL JUST VALUE			381,115
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			378,685

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38878	SFR	0	11/08/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1388/1596	7/10/2019	WD	Q	V	01	40,000
GRANTOR: MICHAEL J & PATRICIA						
GRANTEE: REGINALD G & REGINA						
1068/2537	12/08/2005	WD	U	V	09	70,000
GRANTOR: HIGH SPRINGS CONSTRUC						
GRANTEE: MCALHANY						

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
1	0166	CONC, PAVMT	0	100	0	860.00	UT	2.25	2.25	100	2020	2020
2	0130	CLFENCE	5	0	100	140.00	UT	5.50	5.50	100	2020	2020

TOTAL OB/XF												
816 SW HEFLIN AVE, FORT WHITE												
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							
			05/06/2026			MLU						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W32 S16 FGR= S27 E22 N27 W22\$ E22 S33 E3 FOP= S7 E38 N7 W38\$ E40 N39 FOP= N10 W33 S10 E33\$ W33 N10\$.												

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	100		00	0.00	0.00	1.63	AC		1.00	1.00	1.00	23,000.00	23,000.00	37,490								