LOT 4 SE1/4 LOT 47 SANTA FE RIVER PLANTATION REPLAT.

KARRAS CONSTANTINE W/KARRAS PRISCILLA W
233 SW BAY PL
FORT WHITE, FL 32038-2103

2027

30-7S-17-10058-804

BUILDING CHARACTERISTICS

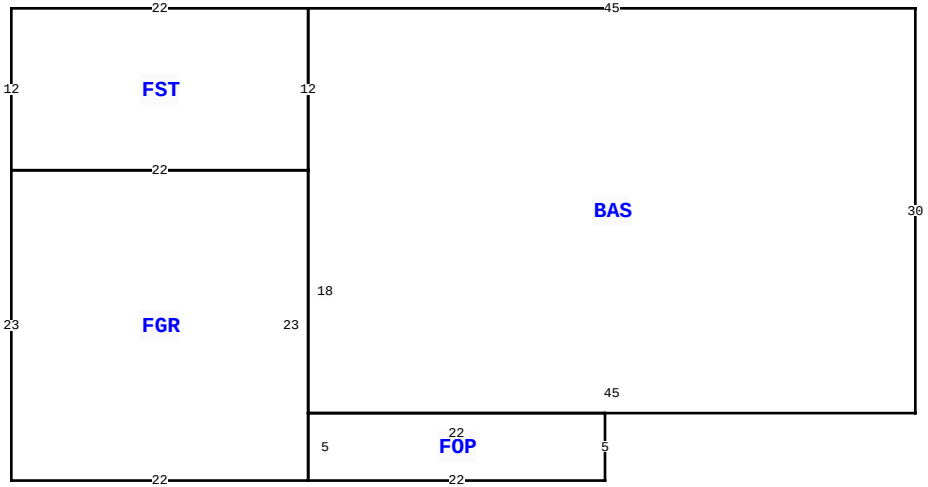
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	05	05
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	1,350	100		1,350	118,292
FGR	506	55		278	24,359
FOP	110	30		33	2,892
FST	264	55		145	12,706
TOTALS	2,230			1,806	158,247

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,806	115.4440	126.99	229,344	1994	1994	0	0	0	31.00	69.00

1 SINGLE FAM 100% - 1995 Heated Area: 1350 HX Base Yr 1995



233 SW BAY PL, 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	843.00	UT	1.50	1.50	100	0	0	3	100	1,265	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		158,247
TOTAL MARKET OB/XF VALUE		1,265
TOTAL LAND VALUE - MARKET		44,850
TOTAL MARKET VALUE		204,362
SOH/AGL Deduction		89,686
ASSESSED VALUE		114,676
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		63,265
TOTAL JUST VALUE		204,362
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		207,241

SALE:2:1: 7 LOTS - 7 PRCLS

SALE:1:1: LOT 4 REPLAT OF LOT 47 SANTE FE RIVER PL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31705	MAINT/ALTR	60	01/23/2014
8170	SFR	47,000	03/16/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0787/1967	3/07/1994	WD	Q	V		8,000
GRANTOR: JOHN D HARRINGTON JR						
GRANTEE: CONSTANTINE W KARRA						
0781/1036	9/02/1993	WD	U	V	35	22,500
GRANTOR: SHIRLEY WILL						
GRANTEE: JOHN D HARRINGTON J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W45 FST= W22 S12 E22 N12$ S12 FGR= W22 S23 E22 N23$ S18
FOP= S5 E22 N5 W22$ E45N30$.

LAND DESCRIPTION

TOTAL OB/XF 1,265

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	1.95	AC		1.00	1.00	1.00	23,000.00	23,000.00	44,850							

REVIEW DATE 01/24/2018 BY DF Total Acres: 1.95 Total Land Value: 44,850 Market: 0 Agricultural: 0 Common: 44,850 PRINTED 11/17/2026 BY SYS