LOT 1 SANTE FE RIVER PLANTATIONS
REPLAT OF LOT 47.

FILOMIO VINCENT
P O BOX 321
HIGH SPRINGS, FL 32655-0321

2027

30-7S-17-10058-961

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 90
Interior Floo	15	HARDTILE 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	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 02

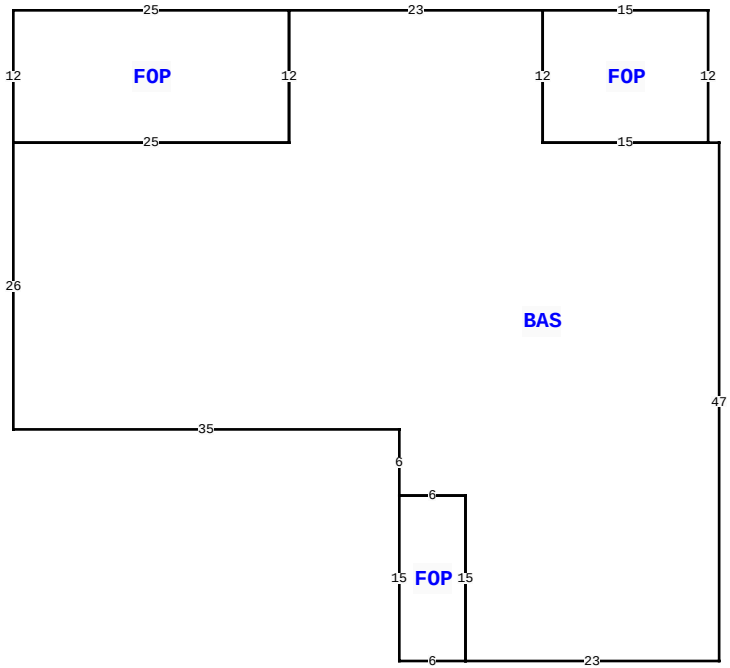
NEIGHBORHOOD/LOC 30717.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,459	100		2,459	209,501
FOP	90	30		27	2,300
FOP	180	30		54	4,601
FOP	300	30		90	7,668
TOTALS	3,029			2,630	224,070

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,630	107.5730	118.33	311,208	1997	1997	0	0	0	28.00	72.00

1 SINGLE FAM 100% - 2002 Heated Area: 2459 HX Base Yr 2002



159 SW WOODLAND AVE, 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	0294	SHED WOOD/	0	100	12	20	240.00	UT	7.50	7.50	100	1997	1997	3	100	1,800	
2	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	1997	1997	3	100	400	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	700	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2017	2017	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		224,070
TOTAL MARKET OB/XF VALUE		5,300
TOTAL LAND VALUE - MARKET		46,431
TOTAL MARKET VALUE		275,801
SOH/AGL Deduction		91,001
ASSESSED VALUE		184,800
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		133,389
TOTAL JUST VALUE		275,801
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		279,872

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12639	SFR	330	06/11/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1542/840	6/04/2025	LE	U	I	14	100
GRANTOR: FILOMIO VINCENT J (EN						
GRANTEE: FILOMIO VINCENT J T						
1202/2153	9/22/2010	QC	U	I	11	100
GRANTOR: FRANCES MAYO HAZZELER						
GRANTEE: FRANCES & VINCENT F						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 FOP= W25 S12 E25 N12$ S12 W25 S26 E35 S6 FOP= S15 E6 N15 W6$ E6 S15 E23 N47 W1 FOP= N12 W15 S12 E15$ W15 N12$.

LAND DESCRIPTION

TOTAL OB/XF 5,300

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	2.50	AC		1.00	1.00	0.81	23,000.00	18,572.50	46,431							

REVIEW DATE 01/24/2018 BY DF Total Acres: 2.50 Total Land Value: 46,431 Market: 0 Agricultural: 0 Common: 46,431 PRINTED 11/17/2026 BY SYS