THE N 365 FT OF NE1/4 OF NE1/4 A

326-214, 744-825, 779-1343, DC 1

LEWIS BONNIE M
P O BOX 514
FORT WHITE, FL 32038-0514

2027

31-6S-17-09816-007

BUILDING CHARACTERISTICS

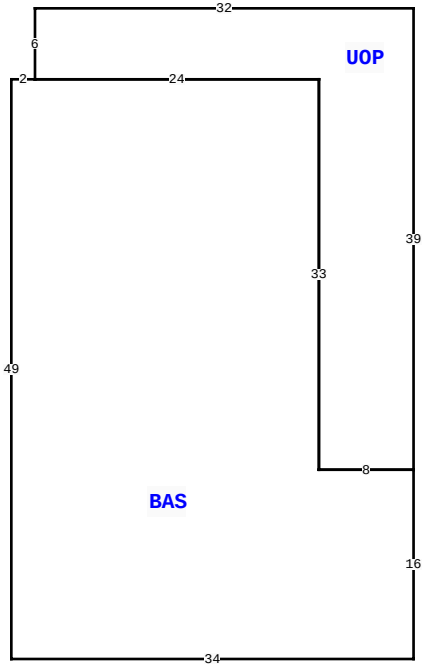
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 70
Exterior Wall	06	BD/BATTEN 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 70
Interior Wall	02	WALL BD/WD 30
Interior Floo	06	VINYL ASB 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	31617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,402	100		1,402	57,075
UOP	456	20		91	3,704
TOTALS	1,858			1,493	60,780

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,493	56.9349	62.63	93,507	1960	1960	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2014 Heated Area: 1402 HX Base Yr 2014



14779 SW TUSTENUGGEE AVE, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	60,780
TOTAL MARKET OB/XF VALUE	700
TOTAL LAND VALUE - MARKET	65,780
TOTAL MARKET VALUE	127,260
SOH/AGL Deduction	58,073
ASSESSED VALUE	69,187
TOTAL EXEMPTION VALUE	HX HB SX 69,187
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	127,260
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	128,366

SALE:1:1: SDALE TO LOW FOR AREA SENT INQUIRY

PERMIT NUM	DESCRIPTION	AMT	ISSUED
09987	PUMP/UTPOL	30	07/21/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0779/1343	9/03/1993	WD	U	I	12	19,000
GRANTOR: SAMUEL L H FULLER						
GRANTEE: RICHARD J LEWIS						
0744/0825	3/29/1991	WD	Q	I		27,500
GRANTOR: TERRENCE FEIG						
GRANTEE: SAMUEL FULLER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W2 S49 E34 N16 UOP= N39 W32 S6 E24 S33 E8$ W8 N33 W24$.

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	0040	BARN,POLE	0	100	21	30	1.00	UT	800.00	800.00	50	1995	1995	3	50	400	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 700

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		A-1	0.00	0.00	5.06	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,780							

REVIEW DATE 10/20/2017 BY DF Total Acres: 5.06 Total Land Value: 65,780 Market: 0 Agricultural: 0 Common: 65,780 PRINTED 11/17/2026 BY SYS