

AKA LOT 8 TURKEY CROSSING UNR: C
 SEC, S 1340.16 FT TO E R/W OF CN
 FT, S 75.18 FT, SE 208.53 FT, S

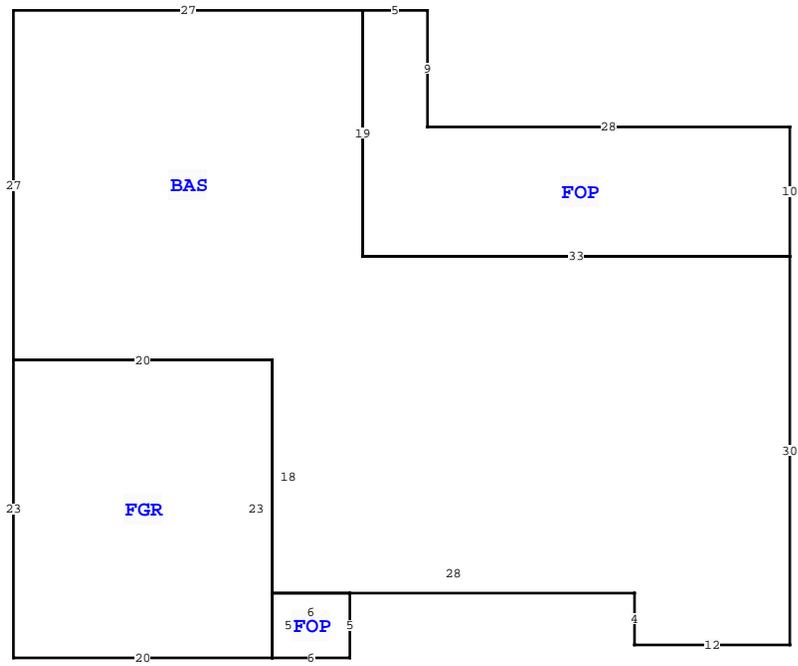
NORTHURP JOHN H
 186 SW TURKEY GLN
 FORT WHITE, FL 32038

2026

32-5S-16-03745-108


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
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
Architectual	05	CONV	100
Units		0	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	32516.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,761	100	
FGR	460	55	
FOP	30	30	
FOP	375	30	
TOTALS	2,626		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2010								
Heated Area: 1761					HX Base Yr 2010						



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		234,016	
TOTAL MARKET OB/XF VALUE		9,000	
TOTAL LAND VALUE - MARKET		99,297	
TOTAL MARKET VALUE		342,313	
SOH/AGL Deduction		179,177	
ASSESSED VALUE		163,136	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		111,725	
TOTAL JUST VALUE		342,313	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		327,480	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25201	SFR	546	11/06/2006
25202	TR/TRAILER	0	11/06/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1161/0040	10/23/2008	WD	Q	I	03	30,000

GRANTOR: BKL INVESTMENT CO
 GRANTEE: JOHN H NORTHURP

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W27 S27 FGR= S23 E20 N23 W20\$ E20 S18 FOP= S5 E6 N5 W6\$ E28 S4 E12 N30 FOP= N10 W28 N9 W5 S19 E33\$ W33 N19\$.	

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	Q	% COND	OB/XF MKT VALUE	NOTES
1	0060	CARPOT F	0	100	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	2,000	
2	9945	Well/Sept	0	100	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
TOTALS															9,000	

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		A-1	0.00	0.00	10.03	AC		1.00	1.00	0.90	11,000.00	9,900.00	99,297							