

LOT 18 SUNVIEW ESTATES ADD S/D.
WD 1034-2800, WD 1073-2250, CT 1

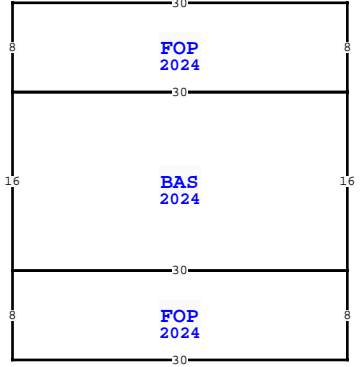
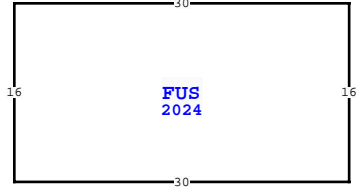
KRAWCZYK SUSAN C
273 NORTH HAMILTON SPRINGS ROA
SAINT AUGUSTINE, FL 32084

2026

32-5S-16-03745-319

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL 100	
Exterior Wall	00	N/A 0	
Roof Structure	07	GAMBREL 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	13	LAM/VNLPK 100	
Interior Floor	00	N/A 0	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms	1	100	
Bathrooms	2	100	
Frame	02	WOOD FRAME 100	
Stories	2.	2.100	
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	32516.030	1.00/	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0102	01	1,104	130.6620	81.01	89,435	2023	2023	0	0	0	2.50	97.50
1 STRG/CONV 0% - 2024 Heated Area: 960 HX Base Yr												



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	480	100	2024	480	37,913
FOP	240	30	2024	72	5,687
FOP	240	30	2024	72	5,687
FUS	480	100	2024	480	37,913
TOTALS	1,440			1,104	87,199

343 SW FEDERAL CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026
INC DATE		AG DATE	MLU

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
3	0070	CARPORT UF	0	0	0	0	1.00	UT	300.00	300.00	100	2022	2021		100	300	
4	0327	STABLES-SM	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2022	2021		100	1,000	
5	0031	BARN,MT AE	0	0	20	30	600.00	UT	18.00	18.00	100	2023	2022		100	10,800	
6	0166	CONC,PAVMT	0	0	0	0	1.00	UT	500.00	500.00	100	2023	2022		100	500	
7	0166	CONC,PAVMT	0	0	0	0	1.00	UT	600.00	600.00	100	2024	2023		100	600	

TOTAL OB/XF 23,200

LAND DESCRIPTION																								
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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			87,199
TOTAL MARKET OB/XF VALUE			23,200
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			175,399
SOH/AGL Deduction			0
ASSESSED VALUE			175,399
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			175,399
TOTAL JUST VALUE			175,399
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			165,797

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048246	New Residential C	25,000	04/24/2026
000044912	New Residential C	80,000	07/08/2022
000044604	Electrical Servic	0	06/03/2022
000044304	Storage Building	13,048	04/27/2022
36417	M H	475	03/08/2018
22562	M H	0	12/06/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1485/734	2/21/2023	WD	Q	I	01	179,900
GRANTOR: SEELY PAMELA M						
GRANTEE: KRAWCZYK SUSAN C						
1458/1382	1/26/2022	WD	Q	I	01	89,000
GRANTOR: TURNER FAMILY TRUST						
GRANTEE: SEELY PAMELA M						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2024;ORIG=18,14] E30 S16 W30 N16 \$
FOP=[YR=2024;ORIG=18,6] E30 S8 W30 N8 \$
FOP=[YR=2024;ORIG=18,30] E30 S8 W30 N8 \$
FUS=[YR=2024;ORIG=-33,3] E30 S16 W30 N16 \$