LOT 10 MCCLINTON FARM S/D.

412-734, DC 831-925, 833-318, 85

LEE DOROTHY M TRUST DATED AUGUST 9, 2007
605 SW ATLANTIS PLACE
FORT WHITE, FL 32038

2027

32-6S-17-09827-010

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 70
Interior Floo	06	VINYL ASB 30
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame		N/A 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

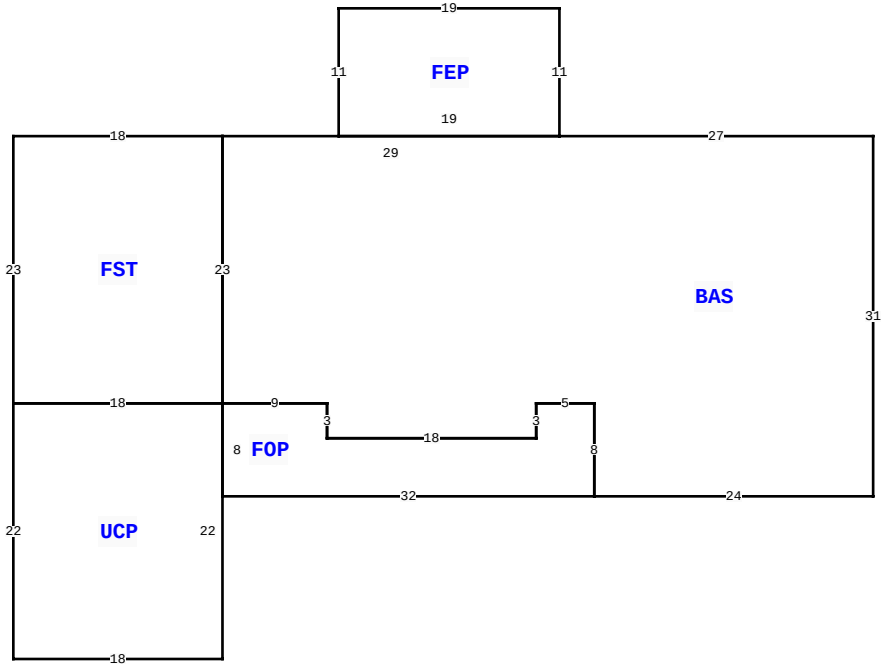
NEIGHBORHOOD/LOC 32617.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,534	100		1,534	121,198
FEP	209	80		167	13,194
FOP	202	30		61	4,820
FST	414	55		228	18,013
UCP	396	20		79	6,241
TOTALS	2,755			2,069	163,467

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,069	110.5000	121.55	251,487	1981	1981	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2008 Heated Area: 1534 HX Base Yr 2008



605 SW ATLANTIS PL, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0021	BARN,FR AE	0	100	12	16	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
2	0040	BARN,POLE	0	100	9	16	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		163,467
TOTAL MARKET OB/XF VALUE		1,400
TOTAL LAND VALUE - MARKET		59,800
TOTAL MARKET VALUE		224,667
SOH/AGL Deduction		90,047
ASSESSED VALUE		134,620
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		83,209
TOTAL JUST VALUE		224,667
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		227,638

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28388	MAINT/ALTR	70	02/24/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1518/2032	7/02/2024	WD	U	I	11	100
GRANTOR: LEE DOROTHY M						
GRANTEE: LEE DOROTHY M TRUST						
0881/1638	5/28/1999	WD	Q	I		95,000
GRANTOR: PLATZ						
GRANTEE: D LEE, B LEE & N LE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 FEP= N11 W19 S11 E19 $ W29 FST= W18 S23 E18 N23$ S23 UCP= W18 S22 E18 N22$ FOP= S8 E32 N8W5 S3 W18 N3W9$ E9 S3 E18 N3 E5 S8 E24 N 31$.

LAND DESCRIPTION

TOTAL OB/XF 1,400

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	4.60	AC		1.00	1.00	1.00	13,000.00	13,000.00	59,800							

REVIEW DATE 10/31/2017 BY DF Total Acres: 4.60 Total Land Value: 59,800 Market: 0 Agricultural: 0 Common: 59,800 PRINTED 11/17/2026 BY SYS