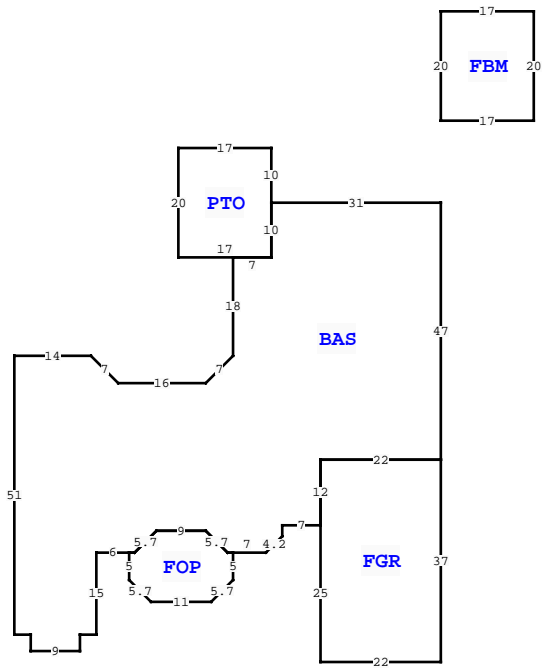




ELEMENT		CD	CONSTRUCTION		
Exterior Wall	17	MSNRY STUC	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	08	CLAY TILE	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	80		
Interior Floo	15	HARDTILE	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		4	100		
Bathrooms		3	100		
Frame	03	MASONRY	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	07	07			
DOR CODE	5000 IMPROVED AG				
MAP NUM		MKT AREA		02	
NEIGHBORHOOD/LOC	16.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,484	100		3,484	402,763
FBM	340	80		272	31,444
FGR	814	55		448	51,790
FOP	207	30		62	7,168
PTO	340	5		17	1,965
TOTALS	5,185			4,283	495,130

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	4,283	126.7596	152.11	651,487	2001	2001	0	0	24.00	76.00
1 EXCEPT SFR 100% - 2002 Heated Area: 3824 HX Base Yr 2002											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			495,130
TOTAL MARKET OB/XF VALUE			49,484
TOTAL LAND VALUE - MARKET			289,520
TOTAL MARKET VALUE			564,573
SOH/AGL Deduction			115,670
ASSESSED VALUE			448,903
TOTAL EXEMPTION VALUE	HX HB SX	101,411	
BASE TAXABLE VALUE			347,492
TOTAL JUST VALUE			834,134
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			719,577

SALE:2:3: 6.70 AC OUT & PUT IT INTO A TRUST.
SALE:2:2: IN THE DIVORCE SETTLEMENT. HE SPLIT THI
SALE:2:1: THE HUSBAND IS AWARDED THE FORT WHITE FA

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15223	SFR	515	03/16/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1532/465	1/14/2025	LE	U	I	14	100
GRANTOR: MATTHEWS CHARLES T						
GRANTEE: MATTHEWS CHARLES T						
1532/460	1/14/2025	TR	U	I	11	100
GRANTOR: MATTHEWS CHARLES T RE						
GRANTEE: MATTHEWS CHARLES T						

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	2001	2001	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	1,016.00	UT	1.50	1.50	100	2001	2001	3	100	1,524	
3	0011	BARN, BLK A	0	100	0	1.00	UT	0.00	0.00	100	1991	1991	3	100	5,000	
4	0030	BARN, MT	0	0	40	70	UT	12.00	12.00	100	2006	2006	3	100	33,600	
5	0260	PAVEMENT-A	0	100	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	3,000	
6	0040	BARN, POLE	0	100	24	24	UT	2.50	2.50	100	2015	2015	3	100	1,440	
7	0040	BARN, POLE	0	100	24	48	UT	2.50	2.50	100	2015	2015	3	100	2,880	
8	0252	LEAN-TO W/	0	100	14	40	UT	1.50	1.50	100	2015	2015	3	100	840	
TOTALS															49,484	

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	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	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	51.64	AC		1.00	1.00	1.00	280.00	280.00	14,459							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	51.64	AC		1.00	1.00	1.00	5,500.00	5,500.00	284,020							