

LOT 7 FORT WHITE STATION S/D.  
800-1052, 913-1067, WD 1352-1130

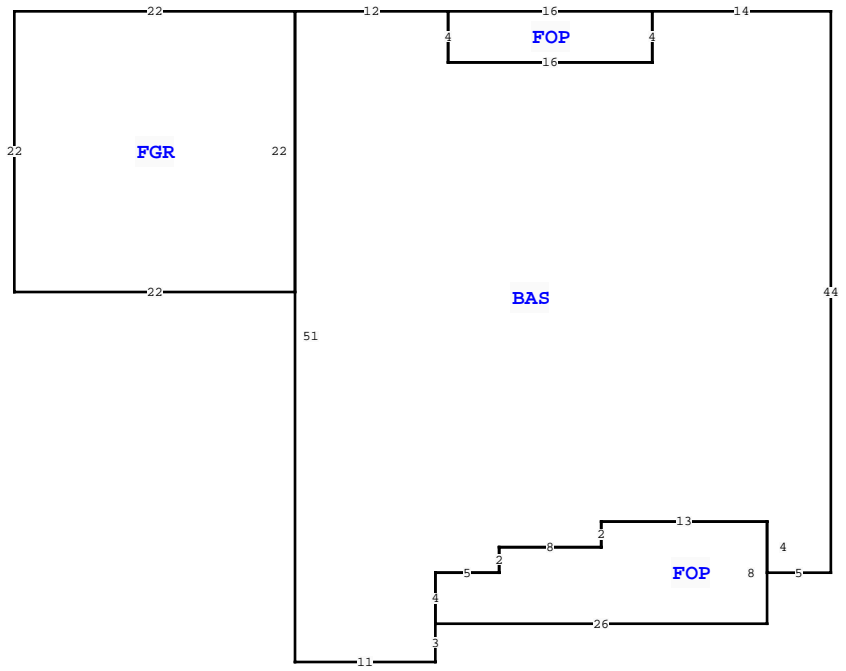
CROMER MARK ANDREW  
109 SW ROUNDHOUSE CT  
FORT WHITE, FL 32038

**2026**

34-6S-16-04059-107  
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	13	LAM/VNLPLK 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
Units		0 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2024									
Heated Area: 1793 HX Base Yr 2024											



Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	34616.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,793	100		1,793	235,182
FGR	484	55		266	34,891
FOP	64	30		19	2,492
FOP	172	30		52	6,821
TOTALS	2,513			2,130	279,385

109 SW ROUND HOUSE CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026
INC DATE		AG DATE	MLU

L	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	0166	CONC,PAVMT	0	100	0	0			2.25	100	2020	2020	3	100	4,142	
2	0190	FPLC PF	0	100	0	0			1,200.00	100	2020	2020	3	100	1,200	

TOTAL OB/XF 5,342

L	N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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				00	0.00	0.00	1.00	LT		1.00	1.00	1.25	24,000.00	30,000.00	30,000							

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		279,385
TOTAL MARKET OB/XF VALUE		5,342
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		314,727
SOH/AGL Deduction		6,645
ASSESSED VALUE		308,082
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		256,671
TOTAL JUST VALUE		314,727
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		306,417

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39052	SFR	0	12/18/2019

OFF RECORD Number	DATE	TYPE INST	Q	V	I	RSN CD	SALE PRICE
1491/179	5/20/2023	WD Q	Q	I	I	01	350,000

GRANTOR: JOHNSON CLAYTON  
GRANTEE: CROMER MARK ANDREW  
1437/774 5/05/2021 WD Q I 01 285,000  
GRANTOR: JAMANCA CATALINA MARI  
GRANTEE: JOHNSON CLAYTON

BUILDING DIMENSIONS	
BAS= W14 FOP= W16 S4 E16 N4\$ S4 W16 N4 W12 FGR= W22 S22 E22 N22\$ S51 E11 N3 FOP= E26 N8 W13 S2 W8 S2 W5 S4\$ N4 E5 N2 E8 N2 E13 S4 E5 N44\$.	