

LOT 32 FORT WHITE STATION S/D.
666-262, WD 1009-1613, QC 1045-2

HENDERSON KEVIN R/HENDERSON CYNTHIA L
237 SW CABOOSE DR
FORT WHITE, FL 32038

2026

34-6S-16-04059-132
COLUMBIA COUNTY PROPERTY

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	15	HARDTILE	70
Interior Floor	14	CARPET	30
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
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	34616.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,344	100	
FGR	440	55	
FOP	28	30	
UOP	112	20	
TOTALS	1,924		

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%	- 2016								
Heated Area: 1344						HX Base Yr 2016					

VALUATION SUMMARY		PAGE 1 of 1	4
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE		175,523	
TOTAL MARKET OB/XF VALUE		4,210	
TOTAL LAND VALUE - MARKET		24,000	
TOTAL MARKET VALUE		203,733	
SOH/AGL Deduction		72,291	
ASSESSED VALUE		131,442	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		80,031	
TOTAL JUST VALUE		203,733	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		193,812	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051964	Roof Replacement	14,500	01/02/2025
22928	SFR	363	03/21/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1296/1535	6/16/2015	WD	Q	I	01	110,000

GRANTOR: MARY F THOMAS
GRANTEE: KEVIN R & CYNTHIA L
1236/0628 5/08/2012 QC U I 11 100
GRANTOR: PHILLIP W THOMAS
GRANTEE: PHILLIP W THOMAS &

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	0166	CONC, PAVMT	0	100	0	0	0		2.50	100	2005	2005	3	100	3,210	
2	0296	SHED METAL	0	100	0	0	0		0.00	100	2010	2010	3	100	1,000	

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W26 UOP= N7 W16 S7 E16\$ W16 FGR= N7 W20 S22 E20 N15\$ S32 E12 FOP= S4 E7 N4 W7\$ E30 N32\$.	

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	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							