LOT 7 BLOCK D HOLLINGSWORTH ESTA
928-898, QC 1118-2045,

OWENS KIMBERLY ANN/PRICE MICHAEL
204 SW LANKTREE GLEN
FORT WHITE, FL 32038

2026

34-6S-16-04059-257

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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

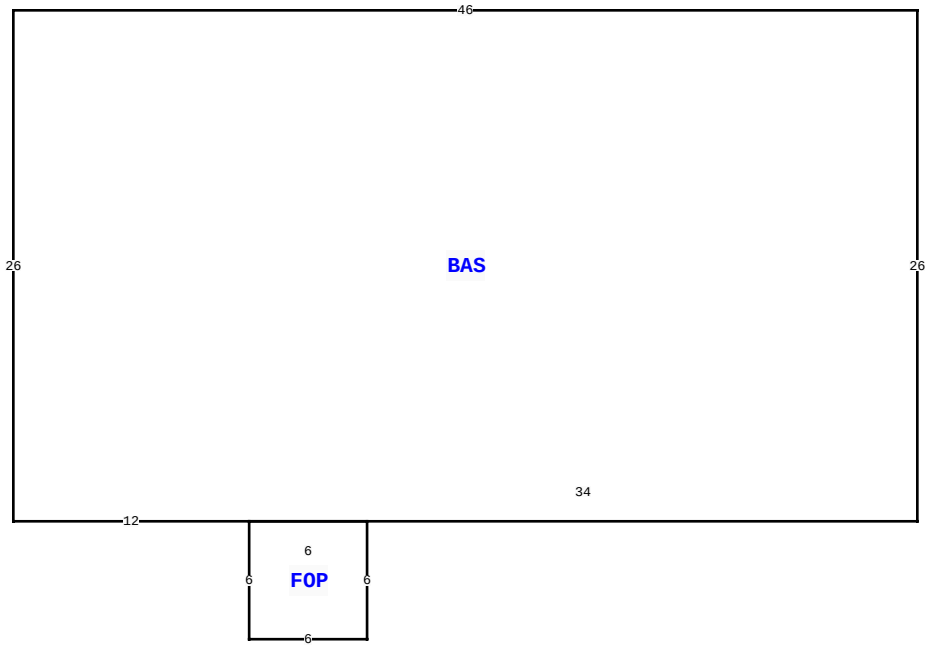
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	34616.020	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100		1,196	108,836
FOP	36	30		11	1,001
TOTALS	1,232			1,207	109,837

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,207	114.0360	130.00	156,910	2001	2001	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 2002 Heated Area: 1196 HX Base Yr 2002



204 SW LANKTREE GLN, FORT WHITE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		109,837
TOTAL MARKET OB/XF VALUE		988
TOTAL LAND VALUE - MARKET		24,000
TOTAL MARKET VALUE		134,825
SOH/AGL Deduction		48,088
ASSESSED VALUE		86,737
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		35,326
TOTAL JUST VALUE		134,825
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		125,826

LAND:1:1: LOT 7 BLOCK D HOLLINGSWORTH ESTATES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051547	Roof Replacement	11,200	11/18/2024
18408	SFR	197	06/18/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1118/2045	5/02/2007	QC	Q	I	01	51,200
GRANTOR: KIMBERLY ANN OWENS						
GRANTEE: KIMBERLY ANN OWENS						
0928/0898	6/04/2001	WD	Q	V		8,000
GRANTOR: COOK & SONS CONST INC						
GRANTEE: KIMBERLY ANN OWENS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W46 S26 E12 FOP= S6 E6 N6 W6$ E34 N26$.

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	0169	FENCE/WOOD	0	100	0	0	150.00	UT	7.50	7.50	70	1993	1993	3	70	788	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 988

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 12/26/2024 BY JS Total Acres: 0.88 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 05/08/2026 BY SYS