

LOT 1 FORT WHITE OAKS REPLAT.
757-467, 977-119, WD 1004-615, C

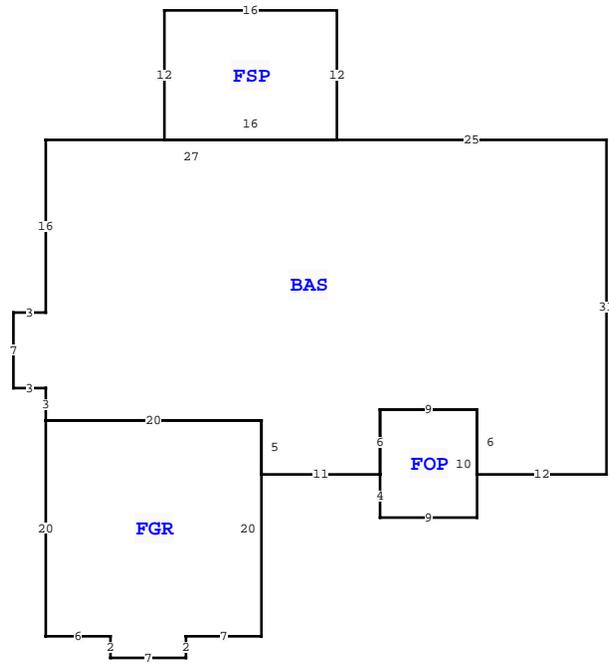
GARDNER CASHE-WALSH ANDREA C
128 SW DEPOT WAY
FORT WHITE, FL 32038-3441

2026

34-6S-16-04059-501
VALUATION SUMMARY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	15	HARDTILE	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	34616.060	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,479	100	
FGR	414	55	
FOP	90	30	
FSP	192	40	
TOTALS	2,175		

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%	- 2012		240,972	2003	2003	0	0	22.00	78.00
Heated Area: 1479						HX Base Yr 2012					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			187,958
TOTAL MARKET OB/XF VALUE			2,180
TOTAL LAND VALUE - MARKET			22,000
TOTAL MARKET VALUE			212,138
SOH/AGL Deduction			74,900
ASSESSED VALUE			137,238
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			85,827
TOTAL JUST VALUE			212,138
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			204,214

SALE:3:1: 5 LOTS - 5 PRCLS
LAND:1:1: .52 AC
SALE:1:1: 5 LOTS - 5 PRCLS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050101	Remodel	42,188	06/11/2024
000049508	Roof Replacement	14,000	03/26/2024
20662	SFR	239	05/02/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1218/2727	7/29/2011	WD	Q	I	01	120,000
GRANTOR: WOOD DAVIS LLC						
GRANTEE: ANDREA C CASHE-WALS						
1193/0268	3/04/2010	WD	U	I	11	100
GRANTOR: BARRY DAVIS & JAMES A						
GRANTEE: WOOD DAVIS LLC						

EXTRA FEATURES		128 SW DEPOT WAY, FORT WHITE	
L	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0296	SHED METAL	0 100

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
						940.00	UT	2.00	2.00	100	2003	2003	3	100	1,880	
						1.00	UT	0.00	0.00	100	2015	2015	3	100	300	

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

BUILDING DIMENSIONS	
BAS= W25 FSP= N12 W16 S12 E16\$ W27 S16 W3 S7 E3 S3 FGR= S20 E6 S2 E7 N2 E7 N20 W20\$ E20 S5 E11 FOP= S4 E9 N10 W9 S6\$ N6 E9 S6 E12 N31\$.	

LAND DESCRIPTION		TOTAL OB/XF															2,180								
L	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	100			00	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							