

BEG SE COR OF NE1/4, RUN W 332.4 FT, E 332.29 FT, S 1329.16 FT TO RUM ISLAND RANCHES UNREC).

SMITH MARY ANN
1117 SW RUM ISLAND TERRACE
FORT WHITE, FL 32038

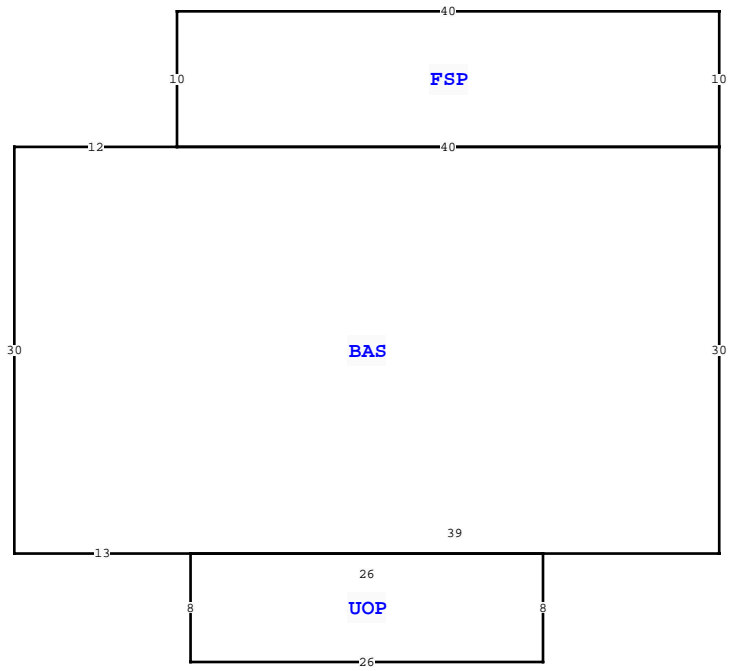
2026

35-7S-16-04346-019



ELEMENT		CD	CONSTRUCTION		
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	11	CLAY TILE	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	35716.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100		1,560	162,549
FSP	400	40		160	16,671
UOP	208	20		42	4,376
TOTALS	2,168			1,762	183,598

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SINGLE FAM	100%	- 2005		226,664	2006	2006	0	0	19.00	81.00
				Heated Area: 1560			HX Base Yr 2005				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			183,598
TOTAL MARKET OB/XF VALUE			9,572
TOTAL LAND VALUE - MARKET			111,540
TOTAL MARKET VALUE			304,710
SOH/AGL Deduction			131,850
ASSESSED VALUE			172,860
TOTAL EXEMPTION VALUE	HX HB SX	101,411	
BASE TAXABLE VALUE			71,449
TOTAL JUST VALUE			304,710
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			291,766

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22707	SFR	440	01/18/2005
21137	M H	125	10/06/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1565/524	4/07/2026	LE U	I	I	14	100
GRANTOR: SMITH MARYANN M (ENH)						
GRANTEE: SMITH MARK THOMAS (
1539/1646	4/29/2025	LE U	I	I	14	100
GRANTOR: SMITH DAVID M (ENH LE)						
GRANTEE: SMITH MARK THOMAS (

EXTRA FEATURES		1117 SW RUM ISLAND TER, FORT WHITE															
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	0255	MBL HOME S	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	672	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,900	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION		TOTAL OB/XF												9,572										
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		A-1	0.00	0.00	10.14	AC		1.00	1.00	1.00	11,000.00	11,000.00	111,540							

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1	0100	C	SFR	100		A-1	0.00	0.00	10.14	AC		1.00	1.00	1.00	11,000.00	11,000.00	111,540							