LOTS 3 & 4 SPRING HILLS WEST S/D
ORB 906-1074 THRU 1090, 928-1894

RAZI KELLY M/RAZI JAMES
2209 SW DAISY ROAD
FORT WHITE, FL 32038

2027

36-5S-15-00484-103

BUILDING CHARACTERISTICS

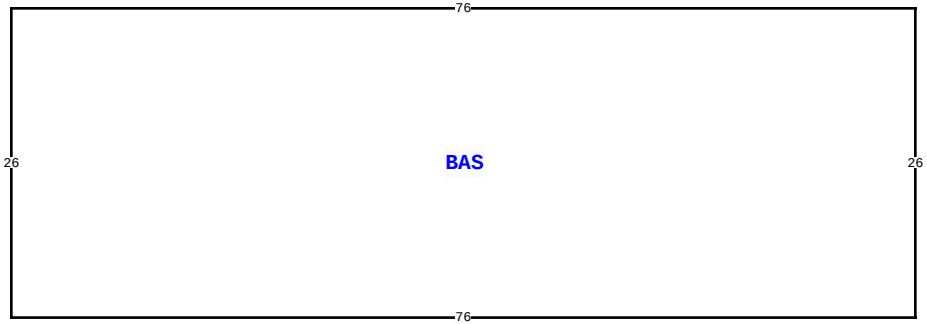
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	36515.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,976	100		1,976	165,361
TOTALS	1,976			1,976	165,361

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,976	113.9000	105.93	209,318	2015	2015	0	0	0	21.00	79.00

1 MANUF 1 100% - 2017 Heated Area: 1976 HX Base Yr 2017



2215 SW DAISY RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

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	9946	Well	0	100	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	
2	0001	RES MISC	0	100	10	40	1.00	UT	10,000.00	10,000.00	100	2026	2025		100	10,000	
3	0294	SHED WOOD/	0	100	12	46	1.00	UT	8,280.00	8,280.00	100	2026	2025		100	8,280	
4	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100	2026	2025		100	3,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		165,361
TOTAL MARKET OB/XF VALUE		25,280
TOTAL LAND VALUE - MARKET		170,170
TOTAL MARKET VALUE		204,467
SOH/AGL Deduction		90,250
ASSESSED VALUE		114,217
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		62,806
TOTAL JUST VALUE		360,811
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		362,590

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33711	M H	375	01/21/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1245/0048	11/20/2012	WD	U	V	40	100,000
GRANTOR: DMAC OF LAKE CITY INC						
GRANTEE: KELLY M RAZI						
1223/0752	9/28/2011	CT	U	V	11	100
GRANTOR: CLERK OF COURT (CHERY						
GRANTEE: DMAC OF LAKE CITY I						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S26 E76 N26$.

LAND DESCRIPTION

TOTAL OB/XF 25,280

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	0200	C	MBL HM	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	8,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	19.02	AC		1.00	1.00	1.00	280.00	280.00	5,326							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	19.02	AC		1.00	1.00	1.00	8,500.00	8,500.00	161,670							

REVIEW DATE 03/30/2026 BY KS Total Acres: 20.02 Total Land Value: 13,826 Market: 161,670 Agricultural: 5,326 Common: 8,500 PRINTED 11/17/2026 BY SYS