

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		2	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Architectual	01	CONV	100		
Units		0	100		
Condition Adj	02	02	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	5000 IMPROVED AG				
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	36616.020 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	896	100		896	22,941
TOTALS	896			896	22,941

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MOBILE HME	0%	- 2021									
				Heated Area: 896			HX Base Yr					
				TOTALS	896			896			22,941	

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VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				22,941		
TOTAL MARKET OB/XF VALUE				7,290		
TOTAL LAND VALUE - MARKET				36,300		
TOTAL MARKET VALUE				57,951		
SOH/AGL Deduction				11,092		
ASSESSED VALUE				46,859		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				46,859		
TOTAL JUST VALUE				66,531		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				59,142		
XFOB:1:1: 1994 HORT MH						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
11710	PUMP/UTPOL	125	09/30/1996			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1422/0186	10/02/2020	WD	U	I	37	25,000
GRANTOR: ADAM GRIFFY						
GRANTEE: ROBERT & TERESA STE						
1422/0185	9/16/2020	WD	U	I	11	100
GRANTOR: PARKER LAND CO						
GRANTEE: ADAM GRIFFY						
BUILDING NOTES						
580 SW OLD NIBLACK AVE, FORT WHITE						
BUILDING DIMENSIONS						
BAS= W64 S14 E64 N14\$.						

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	0296	SHED METAL	0	0	8	12	96.00	UT	5.00	50	1996	1996	3	50	240	
2	0080	DECKING	0	0	0	0	1.00	UT	0.00	100	2010	2010	3	100	50	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	100			3	100	7,000	

LAND DESCRIPTION													TOTAL OB/XF					7,290						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0102	C	SFR/MH	0		00	0.00	0.00	3.50	AC		1.00	1.00	0.60	13,000.00	7,800.00	27,300							
2	6200	A	PASTURE 3	0					1.50	AC		1.00	1.00	1.00	280.00	280.00	420							
3	9910	M	MKT.VAL.AG	0					1.50	AC		1.00	1.00	0.60	10,000.00	6,000.00	9,000							