

(AKA LOT 5 OF AN UNRECORDED S/D SW COR OF NE1/4, RUN N 400 FT TO FT EASEMENT, RUN S 79 DEG E ALON

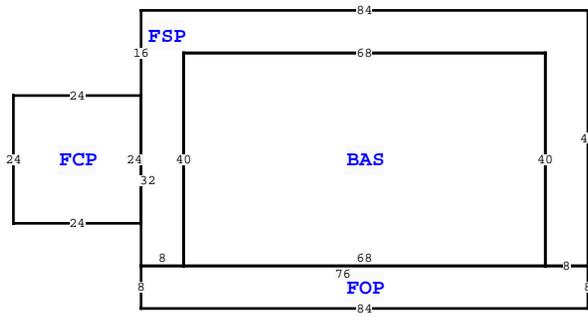
FEY FREDERICK W/FLEMING KATHRYN M  
272 SW LANGEЛИER DR  
FORT WHITE, FL 32038

2026

36-7S-16-04351-003

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	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	4,011	135.1350	154.05	617,895	2020	2019	0	0	6.00	94.00	
3 SINGLE FAM 100% - 2007 Heated Area: 3140 HX Base Yr 2007												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		580,821	
TOTAL MARKET OB/XF VALUE		34,060	
TOTAL LAND VALUE - MARKET		137,800	
TOTAL MARKET VALUE		752,681	
SOH/AGL Deduction		163,717	
ASSESSED VALUE		588,964	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		537,553	
TOTAL JUST VALUE		752,681	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		748,572	

Quality		07 07			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC		36716.00 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,720	100		2,720	393,875
FCP	576	25		144	20,852
FOP	672	30		202	29,251
FSP	1,312	40		525	76,023
FUS	420	100		420	60,819
TOTALS	5,700			4,011	580,821

272 SW LANGEЛИER DR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/31/2022
INC DATE		AG DATE	MLU

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36473	SFR	1,920	03/20/2018
36232	TR/TRAILER	0	01/23/2018
14278	PUMP/UTPOL	30	07/15/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1104/2492	12/13/2006	WD	Q	V	01	100
GRANTOR: FREDERICIK W FEY						
GRANTEE: FREDERICK W FEY & K						
1104/2485	12/13/2006	WD	Q	V	01	100
GRANTOR: FREDERICK W FEY FAMIL						
GRANTEE: FREDERICK W FEY						

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	0084	DOCK-RIVER	0	100	10	20	200.00	UT	14.50	14.50	100	2003	2003	3	40	1,160	
2	0031	BARN,MT AE	0	100	30	36	1,080.00	UT	12.00	12.00	100	2008	2008	3	100	12,960	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0060	CARPORT F	0	100	22	30	660.00	UT	5.00	5.00	100	2008	2008	3	100	3,300	
5	0070	CARPORT UF	0	100	20	50	1,000.00	UT	1.50	1.50	100	2010	2010	3	100	1,500	
6	0263	PRCH,USP	0	100	14	24	336.00	UT	15.00	15.00	100	2010	2010	3	100	5,040	
7	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	900	
8	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	300	
9	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
10	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2019	2019	3	100	1,200	
TOTALS															33,560		

BUILDING NOTES														
FSP= N48 W84 S16 FCP= W24 S24 E24 N24\$ S32 E8 N40 E68 S40E8\$ FOP= W8 BAS= N40 W68 S40 E68\$ W76 S8 E84 N8 \$ PTR= E40 FUS= E21 N20 W21 S20\$ W40\$.														

LAND DESCRIPTION															TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		00	0.00	0.00	10.60	AC		1.00	1.00	1.00	13,000.00	13,000.00	137,800							

