FORT WHITE: ALL BLOCKS 108 & 113
OF CLOSED ST KNOWN AS DUTCH GAP
FORSYTHE AVE & E OF OMEGA AVE DE

FERRELL MARIA LEGREE
P O BOX 413
FT WHITE, FL 32038-0413

2025

00-00-00-14461-108

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

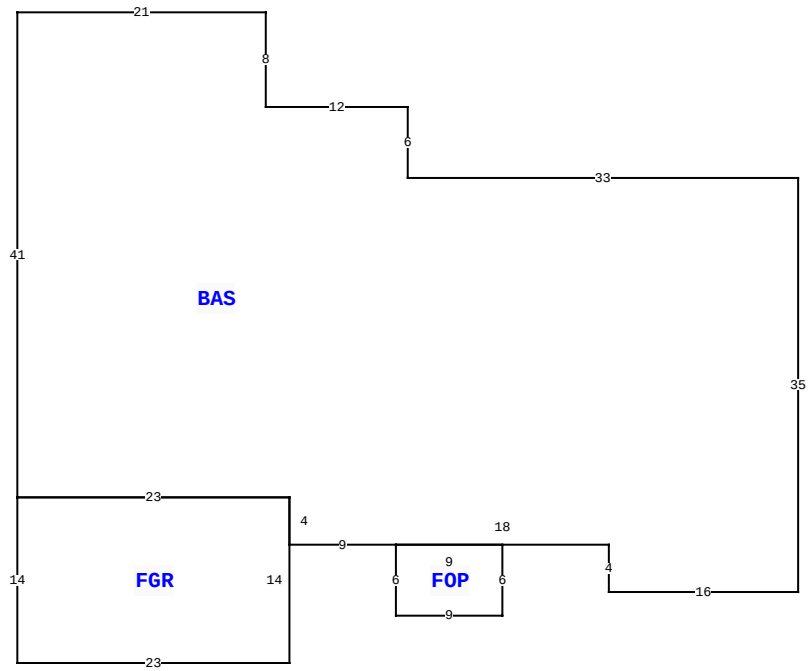
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	16.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,384	100	2,384	218,459
FGR	322	55	177	16,220
FOP	54	30	16	1,466
TOTALS	2,760		2,577	236,144

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,577	114.3072	120.02	309,292	2001	2001	0	0	0	23.65	76.35

1 SINGLE FAM – 100% - 2002 Heated Area: 2384 HX Base Yr 2002



422 SW WILSON SPRINGS RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/24/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		236,144
TOTAL MARKET OB/XF VALUE		1,527
TOTAL LAND VALUE - MARKET		19,700
TOTAL MARKET VALUE		257,371
SOH/AGL Deduction		73,489
ASSESSED VALUE		183,882
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		133,882
TOTAL JUST VALUE		257,371
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18407	SFR	347	06/18/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1034/2414	9/24/2004	QC	Q	V	03	600
GRANTOR: CITY OF FT WHITE						
GRANTEE: MARIA FERRELL						
0849/0151	11/20/1997	WD	Q	V	01	100
GRANTOR: ERNEST AKINS						
GRANTEE: MARIA FERRELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W33 N6 W12 N8 W21 S41 FGR= S14 E23 N14 W23$ E23 S4 E9
FOP= S6 E9 N6 W9$ E18 S4 E16 N35$.

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	0166	CONC,PAVMT	0	100	0	0	351.00	UT	1.50	1.50	100	2001	2001	3	100	527	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,527

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	0100	C	SFR	100		00	0.00	0.00	1.97	AC		1.00	1.00	1.00	10,000.00	10,000.00	19,700							

REVIEW DATE 06/18/2015 BY DF Total Acres: 1.97 Total Land Value: 19,700 Market: 0 Agricultural: 0 Common: 19,700 PRINTED 10/02/2024 BY SYS