

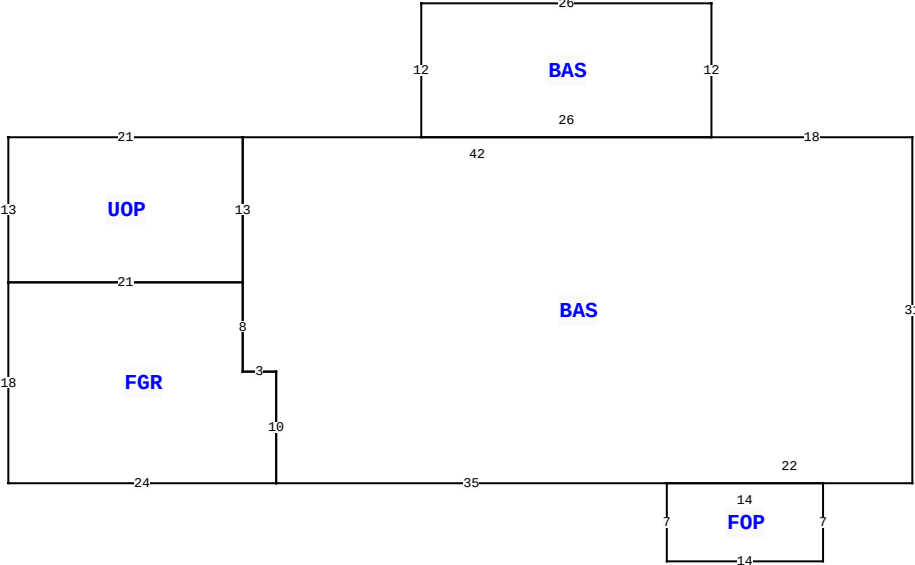
LOT 15 SANTA FE RIVER PLANTATION
456-516, 793-2106,2108, DC 1039-

PHILLIPS SUZANNE MARIE/PHILLIPS KENNETH NEAL
577 SW THORNE LN
FORT WHITE, FL 32038

2024

30-7S-17-10058-165

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 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	30717.010	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	312	100
BAS	1,830	100
FGR	408	55
FOP	98	30
UOP	273	20
TOTALS	2,921	2,450

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,450	112.0350	107.55	263,498	1995	2000	0	0	23.00	77.00	
1 SINGLE FAM - 100% - 2021 Heated Area: 2142 HX Base Yr 2021												
												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE								
BAS	312	100	312	25,838								
BAS	1,830	100	1,830	151,549								
FGR	408	55	224	18,550								
FOP	98	30	29	2,402								
UOP	273	20	55	4,555								
TOTALS	2,921		2,450	202,893								

577 SW THORNE LN, FORT WHITE	BLD DATE	LGL DATE	04/21/2022	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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
1	0166	CONC, PAVMT	0 100	0	0	700.00	UT	1.50	1.50	100	1995	1995
2	0040	BARN, POLE	0 100	36	24	864.00	UT	2.50	2.50	100	1995	1995

TOTAL OB/XF												
3,210												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0100	C	SFR	100		00	0.00	0.00	2.35	AC		1.00

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0100	C	SFR	100		00	0.00	0.00	2.35	AC		1.00

TOTAL OB/XF												
3,210												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0100	C	SFR	100		00	0.00	0.00	2.35	AC		1.00

COLUMBIA COUNTY PROPERTY												
PAGE 1 of 1 3												
VALUATION SUMMARY												
VALUATION BY STANDARD												
Tax Group: 3 Tax Dist:												
BUILDING MARKET VALUE 202,893												
TOTAL MARKET OB/XF VALUE 3,210												
TOTAL LAND VALUE - MARKET 51,700												
TOTAL MARKET VALUE 257,803												
SOH/AGL Deduction 40,118												
ASSESSED VALUE 217,685												
TOTAL EXEMPTION VALUE HX HB 50,000												
BASE TAXABLE VALUE 167,685												
TOTAL JUST VALUE 257,803												
NCON VALUE 0												
INCOME VALUE												
PREVIOUS YEAR MKT VALUE 260,438												

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1394/1075	9/10/2019	WD	Q	I	01	245,000			
GRANTOR: RONALD HELTON II & JA									
GRANTEE: SUZANNE MARIE & KEN									
1315/0570	5/17/2016	WD	Q	I	01	180,000			
GRANTOR: CK CONTRACTING INC									
GRANTEE: RONALD HELTON II &									

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W18 BAS= N12 W26 S12 E26\$ W42 UOP= W21 S13 E21 N13\$ S13 FGR= W21 S18 E24 N10 W3N8\$ S8 E3 S10 E35 FOP= S7 E14N7 W14\$ E22 N31\$.												