LOT 58B UNIT 19 THREE RIVERS EST
712-398, QC 1046-2091, QC 1139-1

HUDSON WAYNE T
380 SW MONTANA ST
FORT WHITE, FL 32038

2023

00-00-00-01189-000

BUILDING CHARACTERISTICS

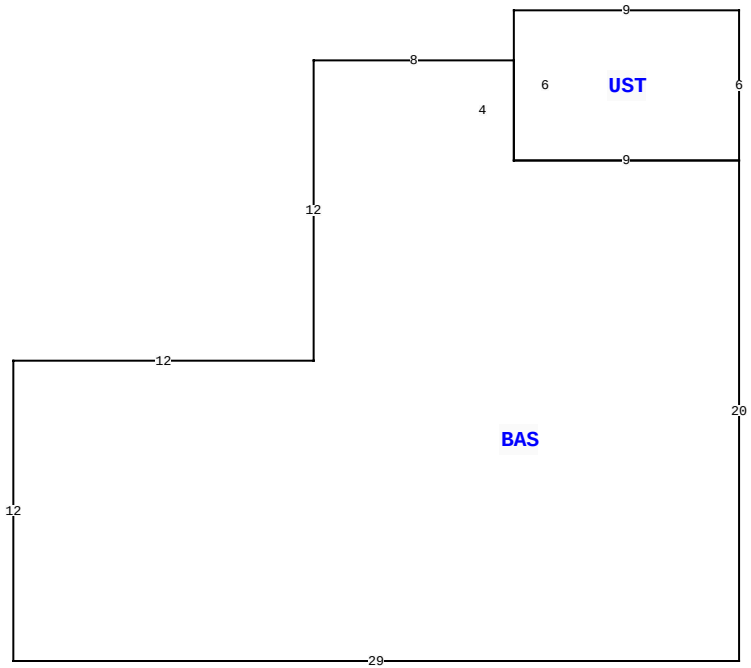
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	02	SHED 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		1 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Quality	02	02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	100000.19	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	516	100	516	4,753
UST	54	45	24	221
TOTALS	570		540	4,973

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0102	01	540	40.3920	15.35	8,289	2012	2012	0	0	15	25.00	60.00

1 STRG/CONV – 0% - 2023 HX Base Yr



380 SW MONTANA ST, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	02/24/2022 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	4,973
TOTAL MARKET OB/XF VALUE	1,200
TOTAL LAND VALUE - MARKET	11,250
TOTAL MARKET VALUE	17,423
SOH/AGL Deduction	0
ASSESSED VALUE	17,423
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	17,423
TOTAL JUST VALUE	17,423
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28724	TR/TRAILER	189	07/14/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1465/2784	4/20/2022	WD	Q	I	01	17,000
GRANTOR: ARTLEY LORRI R						
GRANTEE: HUDSON WAYNE T						
1195/2613	6/10/2010	WD	U	V	16	100
GRANTOR: WILLIAM H ARTLEY						
GRANTEE: WILLIAM H ARTLEY &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W8 S12 W12 S12 E29 N20 UST= N6 W9 S6 E9$ W9 N4$.

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	0296	SHED METAL	0	0	10	12	120.00	UT	10.00	10.00	100	2010	2010	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 1,200

LN	USE CODE	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	SFR	0		A-1	100.00	100.00	1.00	LT		1.00	1.00	0.75	15,000.00	11,250.00	11,250							

REVIEW DATE 12/11/2015 BY DFRP Total Acres: 0.23 Total Land Value: 11,250 Market: 0 Agricultural: 0 Common: 11,250 PRINTED 03/15/2023