

TINDELL STANLEY WAYNE/TINDELL JOYCE C
17580 N US HIGHWAY 441
WHITE SPRINGS, FL 32096

06-1S-17-04493-005

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																			
ELEMENT		CD	CONSTRUCTION							TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall		31	VINYL SID 100							0100	01	2,711	110.3088	123.55	334,944	2005	2005	0	0	0	23.75	76.25	STANDARD																
Roof Structure		08	IRREGULAR 100							1 SINGLE FAM - 100% - 2006										Heated Area: 2464										HX Base Yr 2006									
Roof Cover		03	COMP SHNGL 100																																				
Interior Wall		05	DRYWALL 100																																				
Interior Floor		14	CARPET 70																																				
Interior Floor		12	HARDWOOD 30																																				
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 Units		05	CONV 100																																				
Condition Adj		03	03 100																																				
Kitchen Adjus		01	01 100																																				
Quality		06	06																																				
DOR CODE		5000 IMPROVED AG																																					
MAP NUM												MKT AREA					03																						
NEIGHBORHOOD/LOC		1117.00										1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																		
BAS	1,692	100		1,692	159,398																																		
FOP	342	30		103	9,704																																		
FSP	360	40		144	13,566																																		
FUS	772	100		772	72,728																																		
TOTALS		3,166			2,711	255,395																																	
EXTRA FEATURES										17580 N US HIGHWAY 441 , WHITE SPRINGS																													
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	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	100	2,000																								
2	0296	SHED METAL	0 100	12	36	432.00	UT	7.00	7.00	100	2005	2005	3	100	3,024																								
3	0296	SHED METAL	0 100	10	12	120.00	UT	7.00	7.00	100	2005	2005	3	100	840																								
4	0040	BARN,POLE	0 100	24	36	864.00	UT	3.00	3.00	100	2005	2005	3	100	2,592																								
5	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	100																								
6	0040	BARN,POLE	0 100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	600																								
7	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300																								
8	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200																								
9	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200																								
LAND DESCRIPTION										TOTAL OB/XF										9,856																			
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	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,500.00	6,500.00	6,500																						
2	5600	A	TIMBER 3	0			0.00	0.00	10.19	AC		1.00	1.00	1.00	281.00	281.00	2,863																						
3	9910	M	MKT.VAL.AG	0			0.00	0.00	10.19	AC		1.00	1.00	1.00	6,500.00	6,500.00	66,235																						
REVIEW DATE 07/15/2015 BY DF Total Acres: 11.19 Total Land Value: 9,363 Market: 66,235 Agricultural: 2,863 Common: 6,500 PRINTED 07/09/2025 BY SYS																																							

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