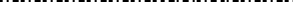


MCKINNEY FAMILY TRUST
452 SW BUMBLE ST
FORT WHITE, FL 32038

2026



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										
																			VALUATION BY					STANDARD					
																			Tax Group: 3					Tax Dist:					
																			BUILDING MARKET VALUE					0					
																			TOTAL MARKET OB/XF VALUE					12,550					
																			TOTAL LAND VALUE - MARKET					32,400					
																			TOTAL MARKET VALUE					44,950					
																			SOH/AGL Deduction					0					
																			ASSESSED VALUE					44,950					
																			TOTAL EXEMPTION VALUE					0					
																			BASE TAXABLE VALUE					44,950					
																			TOTAL JUST VALUE					44,950					
																			NCON VALUE					0					
																			INCOME VALUE										
																			PREVIOUS YEAR MKT VALUE					44,950					
DOR CODE		0700			MISC IMPROVED																								
MAP NUM					MKT AREA						02																		
NEIGHBORHOOD/LOC		100000.08			1.00/																								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
TOTALS																	04/30/2024			MLU									
EXTRA FEATURES						452 SW BUMBLE ST, FORT WHITE																							
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	0070	CARPORT UF	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,600														
2	0251	LEAN TO W/	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	900														
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000														
4	0070	CARPORT UF	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100														
5	0263	PRCH,USP	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	400														
6	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	1,200														
7	0080	DECKING	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	200														
8	9910	RV SITE/RE	0	0	0	1.00	UT	2,000.00	2,000.00	100	2020	2020	3	100	1,150														
LAND DESCRIPTION						TOTAL OB/XF														12,550									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV					
1	0700	C	MISC RES	0		A-1	0.00	0.00	2.00	LT		1.00	1.00	0.90	18,000.00	16,200.00	32,400												