THAT PORTION OF BLOCK X LYING
NORTH OF DORTCH ST AS DESC IN
ORB 667-558. LEASE TO COLUMBIA

TOWN OF FT WHITE FL
P O BOX 266
FORT WHITE, FL 32038

2026

00-00-00-14339-006

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

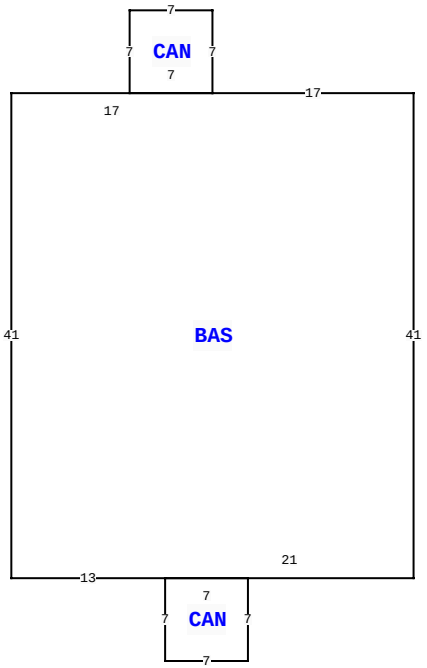
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	CORK/VTILE 70
Interior Floo	14	CARPET 30
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		7 100
Frame	03	MASONRY 100
Story Height		8 100
RMS		7 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	8900	MUNICIPAL IMP-EX
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	16.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,394	100		1,394	65,506
CAN	49	30		15	705
CAN	49	30		15	705
TOTALS	1,492			1,424	66,916

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	1,424	100.8000	74.59	106,216	1998	1998	0	0	0	37.00	63.00

2 OFFICE LOW 0% - 0 Heated Area: 1394 HX Base Yr



535 SW DORTCH ST, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		66,916
TOTAL MARKET OB/XF VALUE		950
TOTAL LAND VALUE - MARKET		4,000
TOTAL MARKET VALUE		71,866
SOH/AGL Deduction		0
ASSESSED VALUE		71,866
TOTAL EXEMPTION VALUE	04	71,866
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		71,866
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		73,990

PRMT:1:1: HEALTH CLINIC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14318	COUNTY	0	07/28/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 CAN= N7 W7 S7 E7$ W17 S41 E13 CAN= S7 E7 N7 W7$ E21N41$.

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	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
2	0166	CONC,PAVMT	0	0	5	20	100.00	UT	1.50	1.50	100	1998	1998	3	100	150	

LAND DESCRIPTION

TOTAL OB/XF 950

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	8900	C	MUNICIPAL	0			0.00	0.00	5,000.00	SF		1.00	1.00	1.00	0.80	0.80	4,000							

REVIEW DATE 06/16/2015 BY DF Total Acres: 0.11 Total Land Value: 4,000 Market: 0 Agricultural: 0 Common: 4,000 PRINTED 11/18/2025 BY SYS