BEG NW COR OF S 1/2 OF NE 1/4 OF
660.66 FT, E 660 FT, S 660.80 FT
POB.

KELTNER VIRGIL E JR/KELTNER GWENDLINE
476 SW KELTNER CT
FORT WHITE, FL 32038

2026

01-7S-16-04108-018

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	6200	PASTURE CLS33	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	1716.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

472 SW KELTNER CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	70,000
TOTAL MARKET VALUE	9,800
SOH/AGL Deduction	2,241
ASSESSED VALUE	7,559
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	7,559
TOTAL JUST VALUE	77,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	77,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1468/2542	6/13/2022	LE	U	V	14	100

GRANTOR: KELTNER VIRGIL E JR

GRANTEE: KELTNER FAMILY TRUS

BUILDING NOTES

BUILDING DIMENSIONS

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2022	2021		100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	280.00	280.00	2,800							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	70,000							

REVIEW DATE 07/06/2022 BY JB Total Acres: 10.00 Total Land Value: 2,800 Market: 70,000 Agricultural: 2,800 Common: 0 PRINTED 11/10/2025 BY SYS