LOT 37 APPALACHIE TRACE UNR:
COMM NW COR, RUN S 1418.64 FT
FOR POB, SE 77 DEG 433.91 FT,

BROOKS DONALD K/BROOKS JACLYN C
407 SW CHIEFLAND LANE
FORT WHITE, FL 32038

2026

02-6S-16-03766-137

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	3616.0100 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

497 SW CHIEFLAND LN, FORT WHITE

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

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	95,095
TOTAL MARKET VALUE	19,032
SOH/AGL Deduction	6,756
ASSESSED VALUE	12,276
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	12,276
TOTAL JUST VALUE	102,095
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	102,095

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26597	M H	536	01/11/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1016/0957	4/15/2004	WD	Q	V		33,000
GRANTOR: COLUMBIA TIMBERLANDS						
GRANTEE: DONALD K & JACLYN C						
1009/1996	3/03/2004	CT	U	V		24,500
GRANTOR: CLERK OF COURT (D VID						
GRANTEE: COLUMBIA TIMBERLAND						

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			3	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	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	9.01	AC		1.00	1.00	1.00	281.00	281.00	2,532							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.01	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,595							

REVIEW DATE 05/18/2015 BY TW Total Acres: 10.01 Total Land Value: 12,032 Market: 85,595 Agricultural: 2,532 Common: 9,500 PRINTED 11/19/2025 BY SYS