LOT 36 FORT WHITE PARK.

727-656, 914-2231, WD 1530-854

LISA'S LAND, LLC
546 SW DORTCH ST
FORT WHITE, FL 32038

2025

03-7S-16-04060-136

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	34616.070 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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	22,260
TOTAL MARKET VALUE	22,260
SOH/AGL Deduction	0
ASSESSED VALUE	22,260
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	22,260
TOTAL JUST VALUE	22,260
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	17,490

SALE:1:1: 3 LOTS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1530/854	12/13/2024	WD	U	V	11	100
GRANTOR: A & B CONSTRUCTION						
GRANTEE: LISA'S LAND, LLC						
0914/2231	11/16/2000	WD	Q	V		35,000
GRANTOR: LEGRA REAL ESTATE						
GRANTEE: A & B CONST						

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

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	1000	C	VACANT COMME	0		00	0.00	0.00	1.59	AC		1.00	1.00	1.00	14,000.00	14,000.00	22,260							

REVIEW DATE 04/07/2025 BY MLU Total Acres: 1.59 Total Land Value: 22,260 Market: 0 Agricultural: 0 Common: 22,260 PRINTED 05/13/2025 BY SYS