

(AKA LOT 6 OLD WIRE RIDGE S/D  
UNREC) NE1/4 OF NE1/4 OF SW1/4  
941-2018, 998-91, WD 1348-2251

HEDRICK OLIE/HEDRICK DONNA  
2201 SW 28TH ST, VILLA 51  
OKEECHOBEE, FL 34974

2026

13-6S-16-03817-106



| 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 | PAGE 1 of 1 3                    |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | VALUATION BY STANDARD            |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | Tax Group: 3 Tax Dist:           |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | BUILDING MARKET VALUE 0          |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | TOTAL MARKET OB/XF VALUE 7,800   |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | TOTAL LAND VALUE - MARKET 95,266 |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | TOTAL MARKET VALUE 103,066       |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | SOH/AGL Deduction 23,868         |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | ASSESSED VALUE 79,198            |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | TOTAL EXEMPTION VALUE 0          |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        | BASE TAXABLE VALUE 79,198        |  |  |  |  |  |  |  |  |  |  |  |
| TOTAL JUST VALUE 103,066                                                                                                                                                                                               |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| NCON VALUE 0                                                                                                                                                                                                           |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| INCOME VALUE                                                                                                                                                                                                           |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| PREVIOUS YEAR MKT VALUE 103,066                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| XFOB:5:1: 1934 SQ FT IGL00 DWELLING                                                                                                                                                                                    |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| PERMIT NUM DESCRIPTION AMT ISSUED                                                                                                                                                                                      |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 36236 TR/TRAILER 256 01/24/2018                                                                                                                                                                                        |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 21509 SFR 554 02/12/2004                                                                                                                                                                                               |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 19931 M H 125 09/05/2002                                                                                                                                                                                               |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 19854 M H 125 08/15/2002                                                                                                                                                                                               |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| SALES DATA                                                                                                                                                                                                             |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| OFF RECORD Number DATE TYPE INST Q U I V RSN CD SALE PRICE                                                                                                                                                             |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 1348/2251 11/20/2017 WD Q V 01 43,000                                                                                                                                                                                  |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| GRANTOR: ROBERT W HENRY & VICK                                                                                                                                                                                         |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| GRANTEE: OLIE & DONNA HEDRIC                                                                                                                                                                                           |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 0998/0091 10/21/2003 WD Q V 04 100                                                                                                                                                                                     |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| GRANTOR: DEAS-BULLARD                                                                                                                                                                                                  |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| GRANTEE: HENRY & DUNCAN (JTW                                                                                                                                                                                           |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| BUILDING NOTES                                                                                                                                                                                                         |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| BUILDING DIMENSIONS                                                                                                                                                                                                    |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| TOTALS                                                                                                                                                                                                                 |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| EXTRA FEATURES                                                                                                                                                                                                         |    |              |  |  |  | 890 SW APPLEWOOD GLN, 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                                                                                      |    |              |  |  |  | BLD DATE LGL DATE<br>XF DATE LAND DATE<br>INC DATE AG DATE                                                     |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 1 0285 SALVAGE 0 0 0 0 1.00 UT 0.00 0.00 100 2016 2016 3 100 100                                                                                                                                                       |    |              |  |  |  | 04/07/2025 MLU                                                                                                 |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 2 0285 SALVAGE 0 0 0 0 1.00 UT 0.00 0.00 100 2010 2010 3 100 100                                                                                                                                                       |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 3 9945 Well/Sept 0 0 0 0 1.00 UT 7,000.00 7,000.00 100 2010 2010 3 100 7,000                                                                                                                                           |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 4 0070 CARPORT UF 0 0 0 0 1.00 UT 0.00 0.00 100 2010 2010 3 100 200                                                                                                                                                    |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| 5 0070 CARPORT UF 0 0 0 0 1.00 UT 0.00 0.00 100 2010 2010 3 100 400                                                                                                                                                    |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| LAND DESCRIPTION                                                                                                                                                                                                       |    |              |  |  |  | TOTAL OB/XF 7,800                                                                                              |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T DPTH 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 10.03 AC 1.00 1.00 1.00 9,500.00 9,500.00 95,266                                                                                                                                     |    |              |  |  |  |                                                                                                                |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |
| REVIEW DATE 02/19/2018 BY TW                                                                                                                                                                                           |    |              |  |  |  | Total Acres: 10.03 Total Land Value: 95,266 Market: 0 Agricultural: 0 Common: 95,266 PRINTED 11/17/2025 BY SYS |     |           |             |                |                |     |     |      |      |      |        |                                  |  |  |  |  |  |  |  |  |  |  |  |