

COMM SW COR OF SE1/4 OF NW1/4, N
FT, N 630 FT, CONT N 339.29 FT F
APPROX 100 FT TO E LINE OF A 60

TUTEN JOSEPH EARL SR/TUTEN JOYCE MARIE
P O BOX 1198
HIGH SPRINGS, FL 32655

2026

13-7S-16-04202-025



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										0				
																TOTAL LAND VALUE - MARKET										52,920				
																TOTAL MARKET VALUE										52,920				
																SOH/AGL Deduction										10,305				
																ASSESSED VALUE										42,615				
																TOTAL EXEMPTION VALUE										0				
																BASE TAXABLE VALUE										42,615				
TOTAL JUST VALUE										52,920																				
NCON VALUE										0																				
INCOME VALUE																														
PREVIOUS YEAR MKT VALUE										52,920																				
DOR CODE						0000 VACANT																								
MAP NUM																MKT AREA		02												
NEIGHBORHOOD/LOC						13716.00 1.00/																								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																									
TOTALS																05/14/2024 MLU														
EXTRA FEATURES						257 SW BELLONS WAY, 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														
LAND DESCRIPTION																		TOTAL OB/XF 0												
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	0000	C	VAC RES	0		A-1	0.00	0.00	5.88	AC		1.00	1.00	1.00	9,000.00	9,000.00	52,920													
REVIEW DATE 05/14/2024 BY MLU						Total Acres: 5.88				Total Land Value: 52,920				Market: 0				Agricultural: 0				Common: 52,920				PRINTED 11/06/2025 BY SYS				