

LOT 85 CEDAR SPRING SHORES  
 RE-PLAT. ORB 802-733,  
 917-244, 929-416, 956-1503.

SULLIVAN KERRY D  
 424 SW LONGHORN TERR  
 FT WHITE, FL 32038

**2025**

18-7S-16-04236-160  


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	VALUATION SUMMARY									
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 21,640 TOTAL LAND VALUE - MARKET 25,000 TOTAL MARKET VALUE 46,640 SOH/AGL Deduction 1,413 ASSESSED VALUE 45,227 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 45,227 TOTAL JUST VALUE 46,640 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 46,640											
																				LAND:1:1: 1.26 AC SALE:1:1: LOT 85 CEDAR SPRINGS SHAORES											
DOR CODE 0700 MISC IMPROVED																				PERMIT NUM DESCRIPTION AMT ISSUED											
MAP NUM MKT AREA 02																															
NEIGHBORHOOD/LOC 18716.010 1.00/																				SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 0956/1503 6/14/2002 WD U V 09 23,000 GRANTOR: GERALD SINCLAIR GRANTEE: KERRY D SULLIVAN 0929/0416 5/29/2001 QC Q V 01 100 GRANTOR: JOANN SINCLAIR GRANTEE: GERALD SINCLAIR											
TOTALS										424 SW LONGHORN TER, FORT WHITE										BLD DATE LGL DATE XF DATE LAND DATE 05/26/2022 MLU INC DATE AG DATE											
EXTRA FEATURES																				BUILDING NOTES											
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	BUILDING DIMENSIONS															
1	0020	BARN,FR	0 0	42 20	840.00	UT	14.00	14.00	100	2009	2009	3	100	11,760																	
2	0030	BARN,MT	0 0	12 24	288.00	UT	10.00	10.00	100	2009	2009	3	100	2,880																	
3	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																	
TOTAL OB/XF 21,640																															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000														
REVIEW DATE 07/14/2015 BY TW Total Acres: 1.26 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 08/15/2025 BY SYS																															