LOT 63 SASSAFRAS ACRES S/D, ALSO
LOT 34 SASSAFRAS ACRES, RUN SE 2
TO S LINE OF SEC, RUN W 141.51 F

ENGLISH LIVING TRUST
1423 SW BOBCAT DR
FORT WHITE, FL 32038

2025

19-7S-17-10024-063

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9901	AC/XFOB	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	19717.010 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

1453 SW BOBCAT DR, FORT WHITE

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	200
TOTAL LAND VALUE - MARKET	15,680
TOTAL MARKET VALUE	15,880
SOH/AGL Deduction	2,108
ASSESSED VALUE	13,772
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	13,772
TOTAL JUST VALUE	15,880
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	12,520

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046300	Electrical Servic	0	01/19/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1419/0853	9/11/2020	WD	U	I	37	30,000
GRANTOR: WILLIAM & CLARA BEMBR						
GRANTEE: RICK D & MARY D ENG						
1370/1077	10/03/2018	WD	U	I	11	100
GRANTOR: THOMAS D BUIE						
GRANTEE: WILLIAM & CLARA BEM						

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	0169	FENCE/WOOD	0	0	0	0	1.00	UT	200.00	200.00	100	2017	2017	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 200

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	9901	C	AC/XFOB	0		00	0.00	0.00	1.03	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,420							
2	0000	C	VAC RES	0		00	0.00	0.00	0.09	AC		1.00	1.00	1.00	14,000.00	14,000.00	1,260							

REVIEW DATE 01/25/2023 BY TW Total Acres: 1.12 Total Land Value: 15,680 Market: 0 Agricultural: 0 Common: 15,680 PRINTED 08/11/2025 BY SYS