LOT 76 SASSAFRAS ACRES S/D.
658-809, PB 1370-1098, WD 1429-3

GRACE FULL ONE LLC
PO BOX 908
FORT WHITE, FL 32038

2026

19-7S-17-10024-076

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
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

247 SW OTTER LN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/15/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	31,400
TOTAL MARKET VALUE	38,400
SOH/AGL Deduction	0
ASSESSED VALUE	38,400
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	38,400
TOTAL JUST VALUE	38,400
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	38,400

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053424	New Residential C	230,000	06/21/2025
000053308	Right-of-Way Acce		06/03/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1534/759	2/25/2025	WD	Q	I	01	37,000
GRANTOR: VAJPAYEE SHARAD						
GRANTEE: GRACE FULL ONE LLC						
1429/322	1/21/2021	WD	Q	I	05	44,000
GRANTOR: SOSA LIONEL JR & ETAL						
GRANTEE: VAJPAYEE SHARAD						

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0000	C	VAC RES	0		00	0.00	0.00	3.14	AC		1.00	1.00	1.00	10,000.00	10,000.00	31,400							

REVIEW DATE 06/06/2025 BY TP Total Acres: 3.14 Total Land Value: 31,400 Market: 0 Agricultural: 0 Common: 31,400 PRINTED 11/19/2025 BY SYS