COMM SW COR OF NE1/4 OF SW1/4, R
N R/W CR-138 FOR POB, CONT N 131
330.89 FT, S 1313.08 FT TO N R/W

MURPHY RICK D
3269 SW COUNTY ROAD 138
FORT WHITE, FL 32038

2026

23-7S-16-04298-031

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	23716.00 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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	1,800
TOTAL LAND VALUE - MARKET	100,100
TOTAL MARKET VALUE	4,603
SOH/AGL Deduction	643
ASSESSED VALUE	3,960
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	3,960
TOTAL JUST VALUE	101,900
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2024 MLU
INC DATE		AG DATE	09/14/2022 SPF

BUILDING NOTES

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	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,800	

BUILDING DIMENSIONS

LAND DESCRIPTION

TOTAL OB/XF 1,800

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	6200	A	PASTURE 3	0					10.01	AC		1.00	1.00	1.00	280.00	280.00	2,803							
2	9910	M	MKT.VAL.AG	0					10.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	100,100							

REVIEW DATE 02/09/2023 BY TW Total Acres: 10.01 Total Land Value: 2,803 Market: 100,100 Agricultural: 2,803 Common: 0 PRINTED 11/18/2025 BY SYS