

PATTON CHARLES ARTHUR
3464 SW COUNTY ROAD 138
FORT WHITE, FL 32038

23-7S-16-04300-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	08	IRREGULAR 100			
Roof Cover	14	PREFIN MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	13	LAM/VNLPLK 60			
Interior Floo	15	HARDTILE 40			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	01	NONE 100			
Stories	1.	1. 100			
Architectual Units	05	CONV 100 0 100			
Condition Adj	04	04 100			
Kitchen Adjus	01	01 100			
Quality	06	06			
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
BAS	2,124	100		2,124	253,462
FCP	1,024	25		256	30,549
FOP	160	30		48	5,728
FOP	224	30		67	7,995
TOTALS	3,532			2,495	297,735

EXTRA FEATURES

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
1	0021	BARN, FR AE	0 100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0294	SHED WOOD/	0 100	13	13	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	9947	Septic	0 0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0040	BARN, POLE	0 100	33	41	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
5	0166	CONC, PAVMT	0 100	3	48	144.00	UT	1.50	1.50	100	1999	1999	3	100	216	
6	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	1999	1999	3	100	2,000	
7	0080	DECKING	0 100	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	1,000	
8	9946	Well	0 100	0	0	1.00	UT	4,000.00	4,000.00	100	2024	2023		100	4,000	
9	0263	PRCH, USP	0 100	0	0	1.00	UT	2,500.00	2,500.00	100	2024	2023		100	2,500	
10	0294	SHED WOOD/	0 100	12	40	1.00	UT	12,500.00	12,500.00	100	2024	2023		100	12,500	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,495	143.9777	161.26	402,344	1999	1999	0	0	0	26.00	74.00

2 SINGLE FAM 100% - 2022 Heated Area: 2124 HX Base Yr 2023

Diagram showing building footprint (BAS) and other areas (FCP, FOP).

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		368,648	
TOTAL MARKET OB/XF VALUE		53,316	
TOTAL LAND VALUE - MARKET		100,530	
TOTAL MARKET VALUE		452,734	
SOH/AGL Deduction		10,014	
ASSESSED VALUE		442,720	
TOTAL EXEMPTION VALUE		HX HB 13	363,387
BASE TAXABLE VALUE		79,333	
TOTAL JUST VALUE		522,494	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		526,517	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1446/1939	9/02/2021	WD	Q	I	01	512,000

GRANTOR: JOEST FRED W

GRANTEE: PATTON CHARLES ARTH

1419/1406 9/16/2020 WD Q I 01 340,000

GRANTOR: CHARLES J JR & VERONI

GRANTEE: FRED W & KATHLEEN B

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 U2 L2 W4 L2 D2 W1 FOP= N16 FCP= N32 W32 S32 E32\$ W10 S16 E10\$ W41 S33 E17 FOP= S8 E28 N8 W28\$ E47 N33\$.

REVIEW DATE 01/27/2023 BY JB Total Acres: 11.17 Total Land Value: 30,770 Market: 72,000 Agricultural: 2,240 Common: 28,530 PRINTED 11/18/2025 BY SYS

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