S1/2 OF NW1/4 OF SW1/4 & S1/2 OF
OF SW1/4 EX BEG SW COR OF NW1/4
APPROX 22 FT, NW APPROX 977.58 F

RYE BRYON C/RYE MARGARET C
127 SW BEAR LN
FT WHITE, FL 32038

**2025**

**29-6S-18-10649-005**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 6200 | PASTURE CLS33 | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 19618.00 | 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 | 0 |
| TOTAL LAND VALUE - MARKET | 117,480 |
| TOTAL MARKET VALUE | 5,482 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 5,482 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 5,482 |
| TOTAL JUST VALUE | 117,480 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 97,900 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

| BLD DATE | | LGL DATE | |
|---|---|---|---|
| XF DATE | | LAND DATE | 04/08/2025 MLU |
| INC DATE | | AG DATE | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1537/1666 | 4/09/2025 | LE | U | I | 14 | 100 |
| GRANTOR: RYE BRYON (ENH LE) | | | | | | |
| GRANTEE: RYE MATHEW (RMDR) | | | | | | |
| 1370/1263 | 9/24/2018 | WD | Q | V | 04 | 25,000 |
| GRANTOR: ALICE PASUPATHI | | | | | | |
| GRANTEE: BRYON C RYE & MARGA | | | | | | |

### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

### LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | | A-1 | | | 19.58 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 5,482 | | | | | | | |
| 2 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | | | 19.58 | AC | | 1.00 | 1.00 | 1.00 | 6,000.00 | 6,000.00 | 117,480 | | | | | | | |

REVIEW DATE 04/08/2025 BY MLU Total Acres: 19.58 Total Land Value: 5,482 Market: 117,480 Agricultural: 5,482 Common: 0 PRINTED 08/26/2025 BY SYS