COMM NW COR OF SEC, E 3054.92 FT
330.47 FT, S 673.50 FT, W 330.47
TO POB EX R/W ON N SIDE & BEG 26

BLOOMFIELD MICHAEL A/BLOOMFIELD LESLIE J
1642 SW COOK ST
FORT WHITE, FL 32038

2025

34-6S-16-04056-006

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

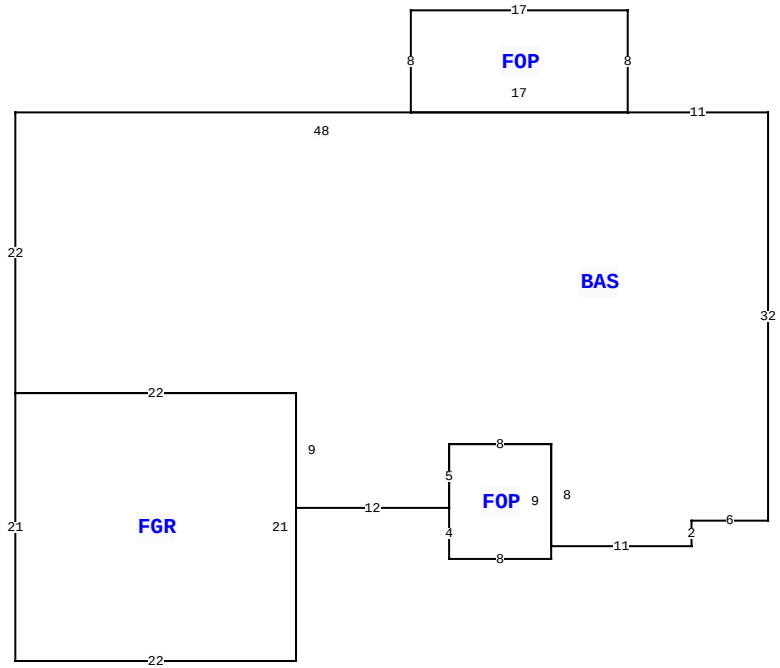
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,630	100		1,630	205,784
FGR	462	55		254	32,067
FOP	72	30		22	2,778
FOP	136	30		41	5,176
TOTALS	2,300			1,947	245,804

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,947	121.2057	135.75	264,305	2017	2017	0	0	0	7.00	93.00

1 SINGLE FAM – 100% - 2018 Heated Area: 1630 HX Base Yr 2018



1642 SW COOK ST, FORT WHITE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		245,804
TOTAL MARKET OB/XF VALUE		16,684
TOTAL LAND VALUE - MARKET		103,450
TOTAL MARKET VALUE		280,805
SOH/AGL Deduction		90,947
ASSESSED VALUE		189,858
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		139,136
TOTAL JUST VALUE		365,938
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		332,371

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34662	SFR	668	11/16/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1294/0439	4/23/2015	WD	U	I	34	0
GRANTOR: DAVID L & CAROLINE K						
GRANTEE: MICHAEL A & LESLIE						
0952/1759	4/03/2002	AG	Q	I	03	45,000
GRANTOR: DAVID & CAROLINE PORT						
GRANTEE: MICHAEL & LESLIE BL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 FOP= N8 W17 S8 E17$ W48 S22 FGR= S21 E22 N21 W22$ E22 S9 E12 FOP= S4 E8 N9 W8 S5$ N5 E8 S8 E11 N2 E6 N32$.

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	0166	CONC,PAVMT	0	100	0	0	512.00	UT	2.00	2.00	100	2017	2017	3	100	1,024	
2	0294	SHED WOOD/	0	0	10	14	1.00	UT	0.00	0.00	100	0	0	3	100	400	
3	0020	BARN,FR	0	0	12	20	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
4	0021	BARN,FR AE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
5	0294	SHED WOOD/	0	0	12	30	360.00	UT	12.00	12.00	50	2008	2008	3	50	2,160	
6	0020	BARN,FR	0	0	20	60	1,200.00	UT	10.00	10.00	100	2015	2015	3	100	12,000	

LAND DESCRIPTION

TOTAL OB/XF 16,684

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	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
3	5500	A	TIMBER 2	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	445.00	445.00	1,780							
4	5500	A	TIMBER 2	0		A-1	0.00	0.00	14.69	AC		1.00	1.00	1.00	445.00	445.00	6,537							
5	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	20,000							
6	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	14.69	AC		1.00	1.00	1.00	5,000.00	5,000.00	73,450							

REVIEW DATE 12/20/2017 BY HC Total Acres: 20.69 Total Land Value: 18,317 Market: 93,450 Agricultural: 8,317 Common: 10,000 PRINTED 06/20/2025 BY SYS