

LOT 7 UNIT 6 THREE RIVERS ESTATE
847-2218,2219, 855-259, 935-1638

STEPHENS TAMMI/STEPHENS JIMMY
2229 DUNN CREEK CEMETARY RD
JACKSONVILLE, FL 32218

2026

00-00-00-00641-007

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 23,400 TOTAL MARKET VALUE 23,400 SOH/AGL Deduction 4,524 ASSESSED VALUE 18,876 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 18,876 TOTAL JUST VALUE 23,400 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 23,400											
																				SALE:1:1: SALE NOT IN LINE SALE:2:1: SALE INCL RE# 00601-006 & 008											
																				PERMIT NUM DESCRIPTION AMT ISSUED											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1123/2700 6/29/2007 WD Q V CD 25,000 GRANTOR: ADDISON GRANTEE: STEPHENS JTWRs 1025/0671 9/01/2004 WD Q V CD 9,500 GRANTOR: WILLIAM DAVID COPE GRANTEE: ADDISON											
DOR CODE 0000 VACANT MAP NUM MKT AREA 02 NEIGHBORHOOD/LOC 100000.06 1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
						BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE															
TOTALS						1402 SW SANTA FE DR, FORT WHITE										05/13/2025 MLU															
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															
																	TOTAL OB/XF 0														
LAND DESCRIPTION																	TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	0020	C	VAC/WATER	0		00	0.00	0.00	75.00	FF		1.00	1.00	0.42	750.00	312.00	23,400														
REVIEW DATE 05/13/2025 BY MLU Total Acres: 0.79 Total Land Value: 23,400 Market: 0 Agricultural: 0 Common: 23,400 PRINTED 03/27/2026 BY SYS																															