LOT 89 UNIT 8 THREE RIVERS ESTAT
691-515, 891-2278, WD 1037-1174,

FLANDERS TIMOTHY A/FLANDERS MARIA I
523 SW SANTA FE DR
FORT WHITE, FL 32038

2026

00-00-00-00735-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.08	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

523 SW SANTA FE DR, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	11,060
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	35,060
SOH/AGL Deduction	3,094
ASSESSED VALUE	31,966
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	31,966
TOTAL JUST VALUE	35,060
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	29,060

PRMT:1:1: TVL TRL / PENTON

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16266	M H	75	10/20/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1530/1695	12/31/2024	WD	Q	I	05	100,000
GRANTOR: PENTON ROBERT D						
GRANTEE: FLANDERS TIMOTHY A						
1141/1681	1/25/2008	WD	Q	V		44,000
GRANTOR: DAN FRANK & TAMMY SUE						
GRANTEE: ROBERT D PENTON & M						

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
1	0296	SHED METAL	0	0	10	8	80.00	UT	12.00	12.00	100	2006	2006	3	100	960	
2	0294	SHED WOOD/	0	0	10	20	200.00	UT	14.00	14.00	100	2006	2006	3	100	2,800	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	300	
5	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	

LAND DESCRIPTION

TOTAL OB/XF 11,060

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	0700	C	MISC RES	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 02/01/2016 BY DF Total Acres: 0.85 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 06/09/2026 BY SYS