FORT WHITE: BEG SE COR BLOCK 53, RUN N 105 FT, W 105 FT, S 105 FT, E 105 FT TO POB.

LEHMANN JOHN
19126 SW STATE ROAD 47
FORT WHITE, FL 32038

2027

00-00-00-14412-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	16.00	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

261 SW ELLIS ST, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2022 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	15,640
TOTAL LAND VALUE - MARKET	8,820
TOTAL MARKET VALUE	24,460
SOH/AGL Deduction	0
ASSESSED VALUE	24,460
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	24,460
TOTAL JUST VALUE	24,460
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	24,460

SALE:1:1: 2 PARCEL SALE/ SUBJECT TO LEASE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40280	ELECTRICAL	0	08/04/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1390/7369	7/31/2019	WD	U	V	35	75,000
GRANTOR: SADIE ROSE WILBUR						
GRANTEE: JOHN LEHMANN						
1390/0733	7/04/2019	WD	U	I	30	100
GRANTOR: GARY J WILBUR						
GRANTEE: SADIE ROSE WILBUR						

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	0210	GARAGE U	0	0	18	30	540.00	UT	16.00	16.00	100	2021	2020		100	8,640	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 15,640

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	11,025.00	SF		1.00	1.00	1.00	0.80	0.80	8,820							

REVIEW DATE 09/16/2020 BY BC Total Acres: 0.25 Total Land Value: 8,820 Market: 0 Agricultural: 0 Common: 8,820 PRINTED 11/16/2026 BY SYS