BEG SE COR OF NW1/4 OF SE1/4,
RUN W 448.78 FT TO E R/W OF A
CO RD, NW ALONG R/W APPROX

HARTSOOK SUSAN E/HARTSOOK JOHN R
PO OBX 98
FORT WHITE, FL 32038

2026

01-6S-15-00498-001

BUILDING CHARACTERISTICS

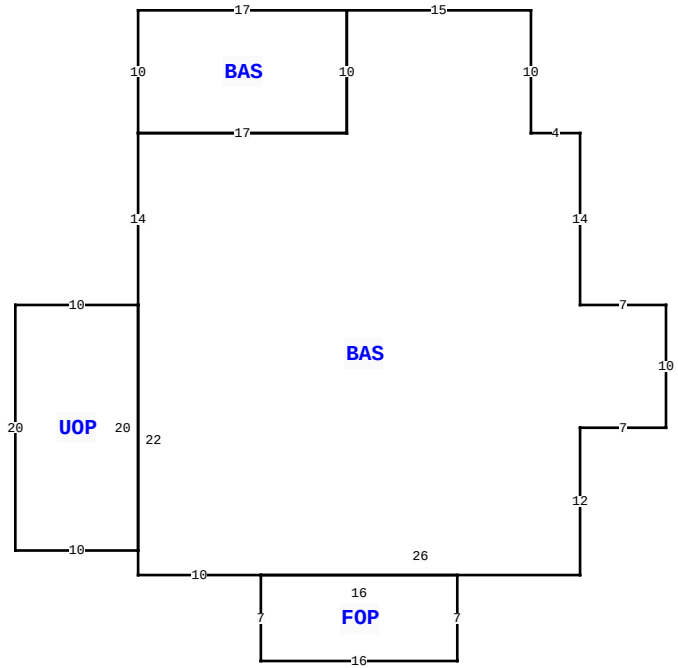
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	1615.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	170	100		170	15,243
BAS	1,516	100		1,516	135,926
FOP	112	30		34	3,049
UOP	200	20		40	3,587
TOTALS	1,998			1,760	157,803

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,760	121.0000	137.94	242,774	1950	1993	0	0	0	35.00	65.00

4 SINGLE FAM 100% - 2007 Heated Area: 1686 HX Base Yr 2007



5926 SW ICHETUCKNEE AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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		157,803
TOTAL MARKET OB/XF VALUE		18,270
TOTAL LAND VALUE - MARKET		90,000
TOTAL MARKET VALUE		266,073
SOH/AGL Deduction		118,963
ASSESSED VALUE		147,110
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		95,699
TOTAL JUST VALUE		266,073
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		248,305

PRMT:2:1: MORGAN

PRMT:1:1: JONES

BLDG:1:1: BROO MH:RP'D-WM & SALLY MORGAN-THEY LIVE

SALE:1:1: SEE NOTE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050974	Remodel	14,871	10/04/2024
000047688	Remodel	24,161	07/17/2023
000047603	Remodel	24,161	07/05/2023
17448	RELOCATE	100	09/22/2000
13377	M H	125	12/03/1997
12848	M H	125	08/04/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1068/2653	12/16/2005	WD	Q	I		245,000
GRANTOR: CINDY L JONES & MICHA						
GRANTEE: SUSAN E & JOHN R HA						
0908/1936	8/14/2000	WD	Q	V	01	100
GRANTOR: BOWIE						
GRANTEE: JONES (CLEARING TI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 BAS= W17 S10 E17 N10$ S10 W17 S14 UOP= W10 S20 E10 N20$ S22 E10 FOP= S7 E16 N7 W16$ E26 N12 E7 N10 W7 N14 W4 N10$.

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	0281	POOL R/FIB	0	100	14	30	420.00	UT	65.00	65.00	100	2000	2000	3	40	10,920	
2	0296	SHED METAL	0	100	0	0	1.00	UT	600.00	600.00	50	2005	2005	3	50	300	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 18,270

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		00	0.00	0.00	7.50	AC		1.00	1.00	1.00	12,000.00	12,000.00	90,000							

REVIEW DATE 03/19/2026 BY robin Total Acres: 7.50 Total Land Value: 90,000 Market: 0 Agricultural: 0 Common: 90,000 PRINTED 05/08/2026 BY SYS