

(AKA LOTS 12, 13 & 16 WILSON ACR  
 LOT 16 WILSON ACRES UNR DESC AS:  
 OF SEC, RUN W 1480.99 FT, S 85.2

OTT JAMES C/OTT BEVERLY B  
 1413 HONTOON RD  
 DELAND, FL 32720

**2026**

01-7S-15-01439-616

ELEMENT		CD	CONSTRUCTION
Exterior Wall	15	CONC	BLOCK 50
Exterior Wall	32	HARDIE	BRD 50
Roof Structure	03	GABLE/HIP	100
Roof Cover	06	ASB	SHINGL 100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame		N/A	100
Stories	0	0	100
Architectural Units	05	CONV	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	1715.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,116	100	
FST	1,368	55	
UOP	72	20	
UOP	72	20	
UOP	180	20	
TOTALS	2,808		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,932	91.6839	102.69	198,397	1956	1956	0	0	35.00	65.00
1 SINGLE FAM 0% - 0											
Heated Area: 1116 HX Base Yr											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
466 SW TOMS DR, FORT WHITE											
05/07/2026 MLU											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	128,958		
TOTAL MARKET OB/XF VALUE	20,938		
TOTAL LAND VALUE - MARKET	229,380		
TOTAL MARKET VALUE	379,276		
SOH/AGL Deduction	6,415		
ASSESSED VALUE	372,861		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	372,861		
TOTAL JUST VALUE	379,276		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	341,046		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1106/0511	12/21/2006	WD	Q	I	01	100
GRANTOR: BOLTON						
GRANTEE: OTT (BOLTON RESERVE)						
1005/1508	1/22/2004	WD	Q	V		50,000
GRANTOR: WILSON SPRINGS INC						
GRANTEE: BOLTON & OTT (1/2)						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0166	CONC, PAVMT	0	0	7	60	420.00	UT	2.00	2.00	100
2	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100
3	0294	SHED WOOD/	0	0	12	26	312.00	UT	10.00	10.00	100
4	0081	DECKING WI	0	0	10	20	200.00	UT	7.00	7.00	100
5	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100
6	0030	BARN, MT	0	0	40	24	960.00	UT	9.00	9.00	100
7	0252	LEAN-TO W/	0	0	40	12	480.00	UT	2.00	2.00	100
8	0252	LEAN-TO W/	0	0	40	12	480.00	UT	2.00	2.00	100
9	0252	LEAN-TO W/	0	0	40	12	480.00	UT	1.50	1.50	100
10	0252	LEAN-TO W/	0	0	13	12	156.00	UT	1.50	1.50	100

TOTAL OB/XF											
17,374											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0132	C	SFR RIVER	0		A-1	0.00	0.00	12.00	AC	1.00
2	9901	C	AC/XFOB	0			0.00	0.00	26.23	AC	1.00

BUILDING NOTES											
BUILDING DIMENSIONS FST= W44 S12 W5 S20 UOP= S6 E30 N6 W30\$ E30 UOP= S6 E12 N6 W12\$ E12 N20 E7 N12\$ PTR= N15 BAS= N20 E5 N12E44 S12 W7 S20 UOP= S6 W12 N6 E12\$ W42 S6 E42 N6 W42\$ S15\$.											

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	0132	C	SFR RIVER	0		A-1	0.00	0.00	12.00	AC	1.00	1.00	1.00	6,000.00	6,000.00	72,000								
2	9901	C	AC/XFOB	0			0.00	0.00	26.23	AC	1.00	1.00	1.00	6,000.00	6,000.00	157,380								

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
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11	0030	BARN, MT	0 0	27 12	324.00	UT	11.00	11.00	100	2016	2016	3	100	3,564																													

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
REVIEW DATE 03/08/2016 BY DF Total Acres: 38.23 Total Land Value: 229,380 Market: 0 Agricultural: 0 Common: 229,380 PRINTED 05/29/2026 BY SYS																								