NW1/4 OF SE1/4 EX N 620 FT OF NE
OF SE1/4 & S 40 FT OF SW1/4 OF S

COLLINS JAMES R
5366 SW OLD WIRE RD
FORT WHITE, FL 32038

2027

02-6S-16-03763-002

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2616.00	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

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		187,020
TOTAL MARKET VALUE		8,749
SOH/AGL Deduction		0
ASSESSED VALUE		8,749
TOTAL EXEMPTION VALUE	13	8,749
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		187,020
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		187,020

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1261/0723	9/12/2013	QC	U	I	11	100
GRANTOR: JAMES R & TRACY L COL						
GRANTEE: JAMES R COLLINS						
0951/0344	4/12/2002	WD	Q	I	03	249,900
GRANTOR: RICHARD GAYHEART JR						
GRANTEE: JAMES R & TRACY L C						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	5600	A	TIMBER 3	0					21.17	AC		1.00	1.00	1.00	281.00	281.00	5,949							
2	6200	A	PASTURE 3	0					10.00	AC		1.00	1.00	1.00	280.00	280.00	2,800							
3	9910	M	MKT.VAL.AG	0					31.17	AC		1.00	1.00	1.00	6,000.00	6,000.00	187,020							

REVIEW DATE 05/07/2026 BY MLU Total Acres: 31.17 Total Land Value: 8,749 Market: 187,020 Agricultural: 8,749 Common: 0 PRINTED 11/17/2026 BY SYS