

E1/2 OF SE1/4 LYING E OF SW
 OLD WIRE RD, EX 29 AC DESC IN
 ORB 826-2304 & EX 2.59 AC

BAR D RANCH PARTNERSHIP
 4458 SOUTH U S HWY 441
 LAKE CITY, FL 32025

2026

02-6S-16-03765-002


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 58,615 TOTAL MARKET VALUE 1,728 SOH/AGL Deduction 0 ASSESSED VALUE 1,728 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 1,728 TOTAL JUST VALUE 58,615 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 58,615											
																				PERMIT NUM DESCRIPTION AMT ISSUED 000042986 Electrical Servic 0 10/20/2021											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1247/0436 12/31/2012 WD U V 30 100 GRANTOR: CLINTON F DICKS JR & GRANTEE: BAR D RANCH PARTNER 0860/1044 6/12/1998 WD Q V 02 2,425,000 GRANTOR: COLUMBIA TIMBERLAND GRANTEE: DICKS CLINTON											
DOR CODE 6200 PASTURE CLS33										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										3193 SW OLD WIRE ST, FORT WHITE										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/07/2025 MLU											
EXTRA FEATURES																				BUILDING NOTES											
L N	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	BUILDING DIMENSIONS														
LAND DESCRIPTION										TOTAL OB/XF 0																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	6200	A	PASTURE 3	0		A-1	0.00	0.00	6.17	AC		1.00	1.00	1.00	280.00	280.00	1,728														
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	6.17	AC		1.00	1.00	1.00	9,500.00	9,500.00	58,615														
REVIEW DATE 04/16/2026 BY ks Total Acres: 6.17 Total Land Value: 1,728 Market: 58,615 Agricultural: 1,728 Common: 0 PRINTED 06/08/2026 BY SYS																															