

BEG SE COR OF SW1/4 OF SW1/4, RU
356.20 FT, WEST 413.28 FT, N 98
442.93 FT, S 1337.36 FT TO POB.

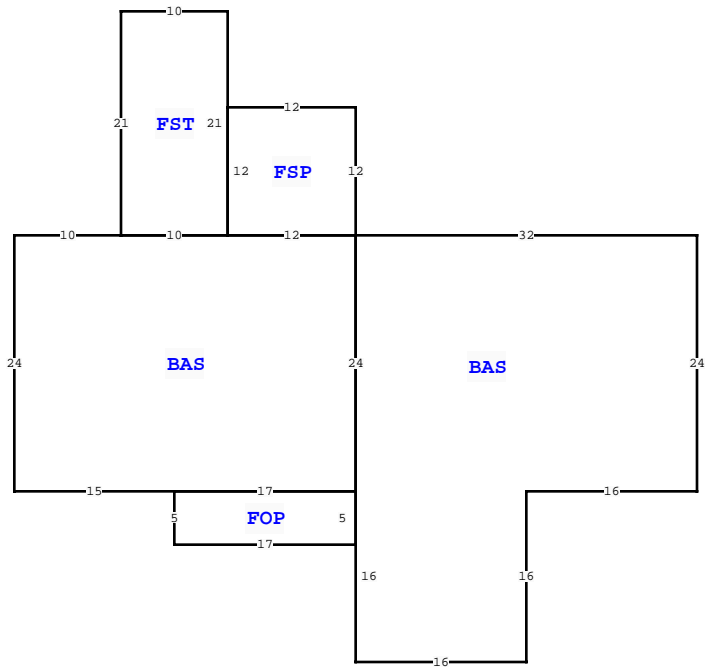
RIECKEN SYLVIA N
298 SW CELESTIAL CT
FORT WHITE, FL 32038

2026

05-6S-16-03777-004

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD OR PLY 50	
Exterior Wall	15	CONC BLOCK 50	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	08	SHT VINYL 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		2 100	
Frame	01	NONE 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	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	5616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	768	100	
BAS	1,024	100	
FOP	85	30	
FSP	144	40	
FST	210	55	
TOTALS	2,231		1,992

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2003		237,187	1995	1995	0	0	35.00	65.00
Heated Area: 1792						HX Base Yr 2003					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			154,172
TOTAL MARKET OB/XF VALUE			8,791
TOTAL LAND VALUE - MARKET			112,530
TOTAL MARKET VALUE			179,013
SOH/AGL Deduction			63,882
ASSESSED VALUE			115,131
TOTAL EXEMPTION VALUE	HX HB WX		56,411
BASE TAXABLE VALUE			58,720
TOTAL JUST VALUE			275,493
NCON VALUE			4,600
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			249,915

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18065	ADDN SFR	190	03/16/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1449/1659	10/08/2021	LE	U	I	14	100
GRANTOR: RIECKEN THOMAS A						
GRANTEE: RIECKEN THOMAS A						
1449/1656	10/08/2021	WD	U	I	30	100
GRANTOR: RIECKEN THOMAS A						
GRANTEE: RIECKEN THOMAS A						

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	100	0	0	1.00	UT	0.00	0.00	100
2	0031	BARN, MT AE	0	100	26	21	546.00	UT	3.50	3.50	100
3	0040	BARN, POLE	0	100	26	20	520.00	UT	1.50	1.50	100
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100
6	0040	BARN, POLE	0	100	0	0	1.00	UT	200.00	200.00	100
7	0258	PATIO	0	100	0	0	1.00	UT	600.00	600.00	100
8	0040	BARN, POLE	0	100	0	0	1.00	UT	400.00	400.00	100
9	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	100
10	0296	SHED METAL	0	100	0	0	1.00	UT	500.00	500.00	100

TOTAL OB/XF											
6,691											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	1.23	AC	1.00
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC	1.00
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	9.00	AC	1.00

BUILDING NOTES											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
05/06/2026 MLU											

BUILDING DIMENSIONS											
BAS= W10 S24 E15 FOP= S5 E17N5 W17S E17 BAS= S16 E16 N16 E16											
N24 W32 S24S N24 FSP= N12W12 S12 E12S W12 FST= N21 W10											
S21E10S W10S.											

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	DPH 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		A-1	0.00	0.00	1.23	AC	1.00	1.00	1.00	11,000.00	11,000.00	13,530								
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC	1.00	1.00	1.00	280.00	280.00	2,520								
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	9.00	AC	1.00	1.00	1.00	11,000.00	11,000.00	99,000								

