

NEL/4 OF SWL/4 N OF FOLLOWING
 LINE: BEG SE COR OF NEL/4 OF
 SWL/4, RUN N 893.21 FT TO POB,

BROWN MARVIN ETAL
 1908 SW SCRUBTOWN RD
 FT WHITE, FL 32038

2026

05-7S-17-09909-001



| 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 113,220 TOTAL MARKET VALUE 3,529 SOH/AGL Deduction 0 ASSESSED VALUE 3,529 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 3,529 TOTAL JUST VALUE 113,220 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 113,220 LAND:2:1: JOINS 09911-000 TOTAL 48.93 AC LAND:1:1: JOINS 9911-000 TOTAL 48.93 AC | | | | | | | | | | | |
| DOR CODE 6200 PASTURE CLS33 | | | | | | | | | | | | | | | | PERMIT NUM | | | | DESCRIPTION | | AMT | | ISSUED | | | | | |
| MAP NUM | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| NEIGHBORHOOD/LOC 5717.00 1.00/ | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TOTALS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| EXTRA FEATURES | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | 5.58 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 1,562 | | | | | | | | | | | | |
| 2 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 12.58 | AC | | 1.00 | 1.00 | 1.00 | 9,000.00 | 9,000.00 | 113,220 | | | | | | | | | | | | |
| 3 | 5600 | A | TIMBER 3 | 0 | | | 0.00 | 0.00 | 7.00 | AC | | 1.00 | 1.00 | 1.00 | 281.00 | 281.00 | 1,967 | | | | | | | | | | | | |
| REVIEW DATE 05/07/2026 BY MLU Total Acres: 12.58 Total Land Value: 3,529 Market: 113,220 Agricultural: 3,529 Common: 0 PRINTED 06/09/2026 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

| SALES DATA | | | | | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|--|--|--|--|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | | | | |
| 0483/0723 | 1/29/1982 | WD | Q | V | 01 | 81 | | | | |
| GRANTOR: JOHN H HIXON & J ELAI | | | | | | | | | | |
| GRANTEE: ANNIE MAE BROWN | | | | | | | | | | |

| BUILDING NOTES | | | | | | | | | |
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| BUILDING DIMENSIONS | | | | | | | | | |
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