COMM NW COR OF NW1/4 OF NE1/4,
RUN E 105 FT FOR POB, CONT E
418.86 FT, S 210 FT, W 223.86

DOUGLAS ORION/MORRIS BRENDA D
2464 SW WILSON SPRINGS RD
FORT WHITE, FL 32038

2027

06-7S-16-04146-002

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5700	TIMBERLAND 60-69	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	6716.00	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

2464 SW WILSON SPRINGS RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2024 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	6,050
TOTAL LAND VALUE - MARKET	15,680
TOTAL MARKET VALUE	7,152
SOH/AGL Deduction	0
ASSESSED VALUE	7,152
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	7,152
TOTAL JUST VALUE	21,730
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	21,730

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18953	TR/TRAILER	75	11/13/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1303/0002	10/22/2015	WD	U	V	11	100
GRANTOR: ORION DOUGLAS						
GRANTEE: ORION DOUGLAS & BRE						
1288/2014	1/29/2015	WD	U	V	11	100
GRANTOR: ORION DOUGLAS						
GRANTEE: ORION DOUGLAS & BRE						

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
1	0030	BARN,MT	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	800	
2	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,500	
3	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	750	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 6,050

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		A-1	0.00	0.00	3.92	AC		1.00	1.00	1.00	281.00	281.00	1,102							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	3.92	AC		1.00	1.00	1.00	4,000.00	4,000.00	15,680							

REVIEW DATE 06/15/2017 BY BC Total Acres: 3.92 Total Land Value: 1,102 Market: 15,680 Agricultural: 1,102 Common: 0 PRINTED 11/17/2026 BY SYS