COMM SW COR OF SEC , N 2652.41 FT, W 1517.79 FT, NW 550 FT, W 550 FT TO E R/W OF US HWY ,

CARTER SARA JANE/NOWICKI REBECCA CARTER

2027

07-1N-17-04399-001

BUILDING CHARACTERISTICS

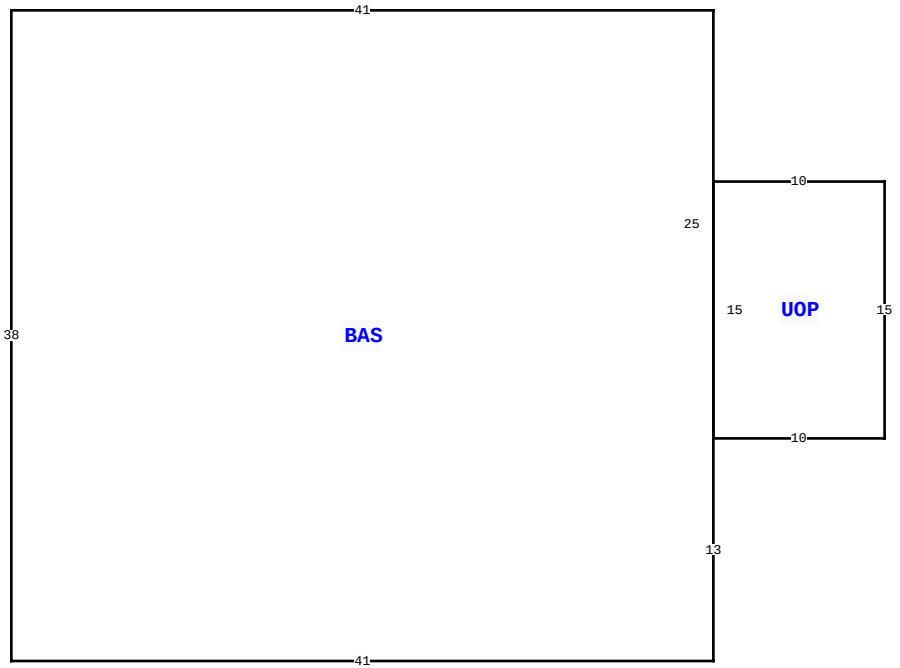
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Quality	01	01
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	900117.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,558	100		1,558	9,977
UOP	150	20		30	192
TOTALS	1,708			1,588	10,170

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,588	29.1060	32.02	50,848	1960	1960	0	0	50	35.00	20.00

1 SINGLE FAM 0% - 0 Heated Area: 1558 HX Base Yr



BLD DATE	
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	12/07/2022 MLU
AG DATE	

1541 NE POWER LINE RD, WHITE SPRINGS

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	0001	RES MISC	0	0	20	25	990.00	UT	10.00	10.00	100	2010	2010	3	100	9,900	
2	0040	BARN,POLE	0	0	10	10	100.00	UT	2.50	2.50	100	2010	2010	3	100	250	
3	0001	RES MISC	0	0	30	45	1,350.00	UT	10.00	10.00	100	2010	2010	3	100	13,500	
4	0040	BARN,POLE	0	0	0	0	475.00	UT	2.50	2.50	100	2010	2010	3	100	1,188	
5	0040	BARN,POLE	0	0	10	10	100.00	UT	2.50	2.50	100	2010	2010	3	100	250	
6	0040	BARN,POLE	0	0	25	35	875.00	UT	1.25	1.25	100	2010	2010	3	100	1,094	
7	0040	BARN,POLE	0	0	32	45	1,440.00	UT	1.25	1.25	100	2010	2010	3	100	1,800	
8	0040	BARN,POLE	0	0	10	40	800.00	UT	2.50	2.50	100	2010	2010	3	100	2,000	
9	0040	BARN,POLE	0	0	25	25	725.00	UT	2.50	2.50	100	2010	2010	3	100	1,813	
10	0040	BARN,POLE	0	0	20	25	500.00	UT	2.50	2.50	100	2010	2010	3	100	1,250	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	39,047
TOTAL MARKET OB/XF VALUE	33,045
TOTAL LAND VALUE - MARKET	36,780
TOTAL MARKET VALUE	81,411
SOH/AGL Deduction	0
ASSESSED VALUE	81,411
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	81,411
TOTAL JUST VALUE	108,872
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	109,580

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1355/0225	3/02/2018	PR	U	I	11	0
GRANTOR: SARA CARTER AS PR OF						
GRANTEE: SARA JANE CARTER &						
0984/0684	5/28/2003	WD	Q	V	01	100
GRANTOR: JOHM M CARTER JR						
GRANTEE: JOHN M JR & COLVIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 S38 E41 N13 UOP= E10 N15 W10 S15$ N25$.

LAND DESCRIPTION

TOTAL OB/XF 33,045

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	5400	A	TIMBER 1	0		00	0.00	0.00	5.13	AC		1.00	1.00	1.00	647.00	647.00	3,319							
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	5.13	AC		1.00	1.00	1.00	6,000.00	6,000.00	30,780							
3	0100	C	SFR	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							

REVIEW DATE 08/03/2015 BY DF Total Acres: 6.13 Total Land Value: 9,319 Market: 30,780 Agricultural: 3,319 Common: 6,000 PRINTED 11/17/2026 BY SYS

COMM SW COR OF SEC , N 2652.41 FT, W 1517.79 FT, NW 550 FT, W 550 FT TO E R/W OF US HWY ,

CARTER SARA JANE/NOWICKI REBECCA CARTER

2027

07-1N-17-04399-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Quality	01	01
DOR CODE	5000	IMPROVED AG

MAP NUM | MKT AREA 05

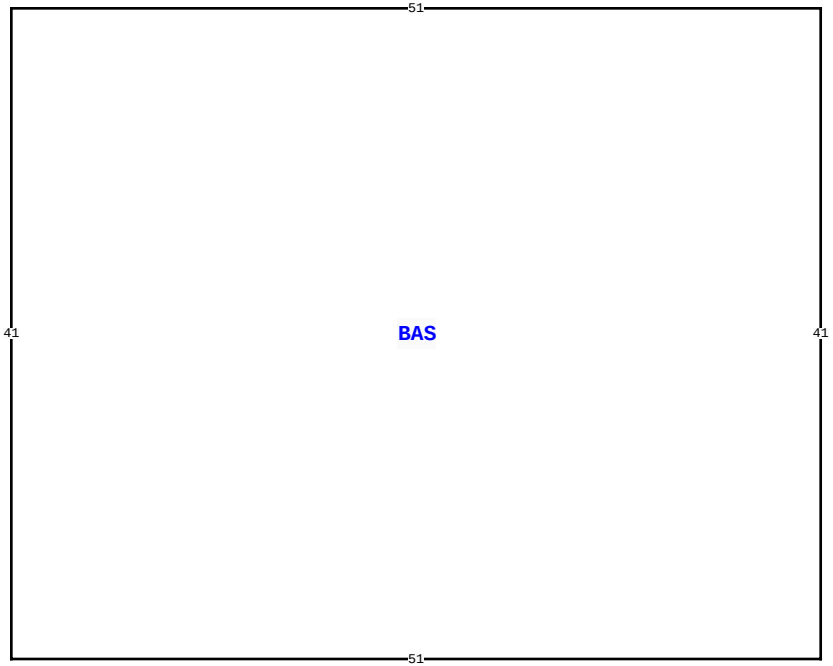
NEIGHBORHOOD/LOC 900117.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,091	100		2,091	12,316
TOTALS	2,091			2,091	12,316

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,091	26.7720	29.45	61,580	1960	1960	0	0	50	35.00	20.00

2 SINGLE FAM 0% - 0 Heated Area: 2091 HX Base Yr



1541 NE POWER LINE RD, WHITE SPRINGS

BLD DATE | LGL DATE
XF DATE | LAND DATE 12/07/2022 MLU
INC DATE | AG DATE

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 3 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	39,047
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TOTAL LAND VALUE - MARKET	36,780
TOTAL MARKET VALUE	81,411
SOH/AGL Deduction	0
ASSESSED VALUE	81,411
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	81,411
TOTAL JUST VALUE	108,872
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	109,580

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1355/0225	3/02/2018	PR	U	I	11	0
GRANTOR: SARA CARTER AS PR OF						
GRANTEE: SARA JANE CARTER &						
0984/0684	5/28/2003	WD	Q	V	01	100
GRANTOR: JOHM M CARTER JR						
GRANTEE: JOHN M JR & COLVIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W51 S41 E51 N41$.

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

REVIEW DATE 08/03/2015 BY DF Total Acres: 6.13 Total Land Value: 9,319 Market: 30,780 Agricultural: 3,319 Common: 6,000 PRINTED 11/17/2026 BY SYS

COMM SW COR OF SEC , N 2652.41 FT, W 1517.79 FT, NW 550 FT, W 550 FT TO E R/W OF US HWY ,

CARTER SARA JANE/NOWICKI REBECCA CARTER

2027

07-1N-17-04399-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Quality	01	01
DOR CODE	5000	IMPROVED AG

MAP NUM | MKT AREA 05

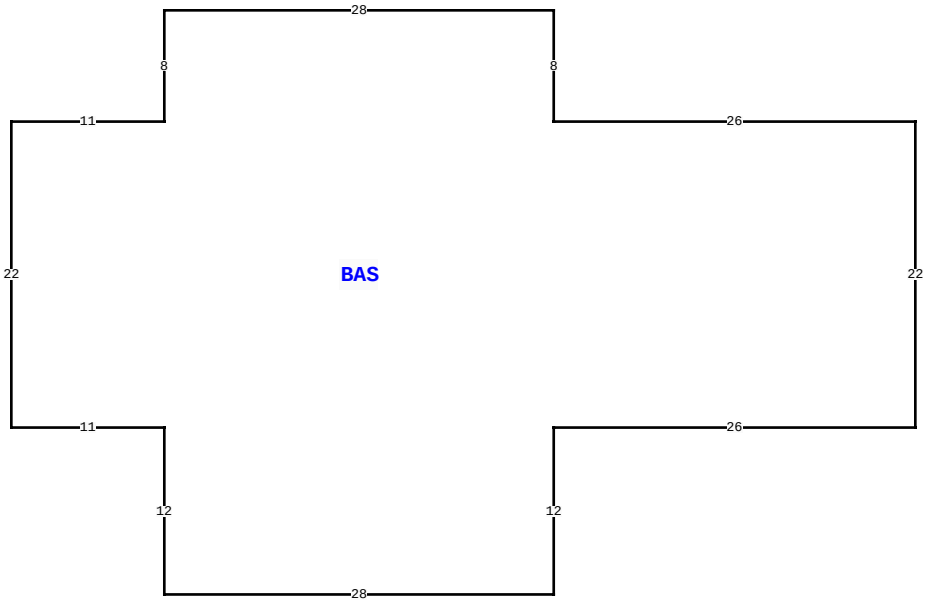
NEIGHBORHOOD/LOC 900117.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,990	100		1,990	16,561
TOTALS	1,990			1,990	16,561

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,990	37.8300	41.61	82,804	1960	1960	0	0	50	35.00	20.00

3 SINGLE FAM 0% - 0 Heated Area: 1990 HX Base Yr



1541 NE POWER LINE RD, WHITE SPRINGS

BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE 12/07/2022 MLU

COLUMBIA COUNTY PROPERTY

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SALES DATA

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GRANTOR: SARA CARTER AS PR OF						
GRANTEE: SARA JANE CARTER &						
0984/0684	5/28/2003	WD	Q	V	01	100
GRANTOR: JOHM M CARTER JR						
GRANTEE: JOHN M JR & COLVIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 N8 W28 S8 W11 S22 E11 S12 E28 N12 E26 N22$.

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

REVIEW DATE 08/03/2015 BY DF Total Acres: 6.13 Total Land Value: 9,319 Market: 30,780 Agricultural: 3,319 Common: 6,000 PRINTED 11/17/2026 BY SYS