

LOT 4 TUSTENUGGEE RIDGE
S/D. ORB 769-743, 867-1618,
880-303, 925-1110, 933-177,

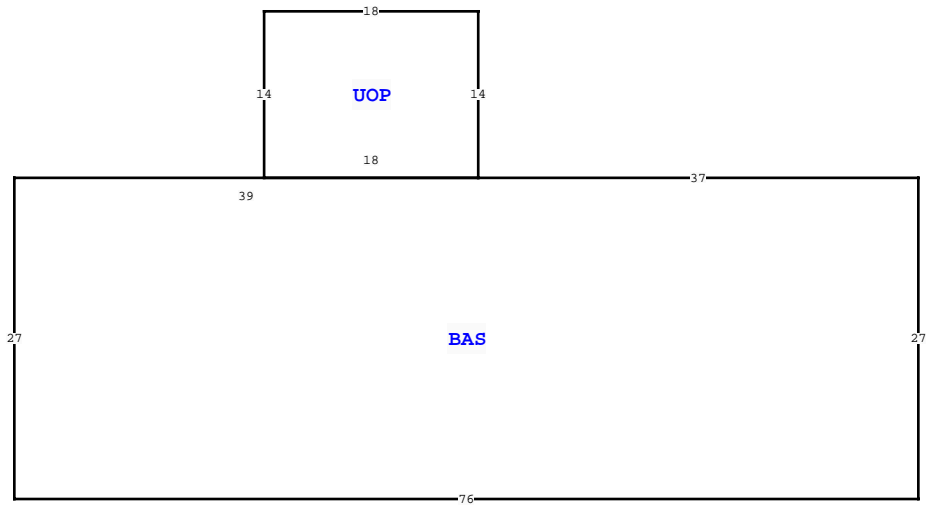
CARMICHAEL JESSE B/CARMICHAEL CHERYL L
173 SW SASSAFRASS ST
FT WHITE, FL 32038

2026

07-6S-17-09621-124
COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual Units	01	CONV	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	7617.0100 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,052	100	
UOP	252	25	
TOTALS	2,304		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100%	- 2010							
Heated Area: 2052						HX Base Yr 2010					



VALUATION SUMMARY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			128,923
TOTAL MARKET OB/XF VALUE			16,264
TOTAL LAND VALUE - MARKET			58,500
TOTAL MARKET VALUE			203,687
SOH/AGL Deduction			110,530
ASSESSED VALUE			93,157
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			41,746
TOTAL JUST VALUE			203,687
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			194,687

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1172/2416	5/01/2009	WD	U	I	11	55,000
GRANTOR: ELIZABETH E CARMICHAEL						
GRANTEE: JESSE B CARMICHAEL						
1142/0510	2/04/2008	QC	Q	I	01	100
GRANTOR: ELIZABETH E CARMICHAEL						
GRANTEE: JESSE B CARMICHAEL						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0252	LEAN-TO W/	0	100	16	23	368.00	UT	2.50	2.50	100
2	0294	SHED WOOD/	0	100	16	24	384.00	UT	7.50	7.50	100
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100
4	0040	BARN, POLE	0	100	16	23	368.00	UT	3.00	3.00	100
5	9946	Well	0	100	0	0	1.00	UT	4,000.00	4,000.00	100
6	0040	BARN, POLE	0	100	10	12	120.00	UT	3.00	3.00	100

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
173 SW SASSAFRAS ST, FORT WHITE											
BLD DATE											
XF DATE											
LGL DATE											
LAND DATE											
AG DATE											
INC DATE											
05/07/2026 MLU											
TOTAL OB/XF 16,264											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W37 UOP= N14 W18 S14 E18\$ W39 S27 E76 N27\$.											

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.90	65,000.00	58,500.00	58,500							