ORB 371-83,
646-779, 662-533 THRU 536,
THAT PART OF TRACT 1, J M

KEEN TAMMARA CAROLINE
764 SW RIVERSIDE AVE
FORT WHITE, FL 32038

2026

08-1N-17-04402-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5900	TIMBERLAND UNCLASS	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		466,596
TOTAL MARKET VALUE		48,154
SOH/AGL Deduction		0
ASSESSED VALUE		48,154
TOTAL EXEMPTION VALUE	CP CE	29,406
BASE TAXABLE VALUE		18,748
TOTAL JUST VALUE		466,596
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		466,596

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
696/763	9/13/1989	WD	U	V	30	31,429

GRANTOR: GRIFFIN RACHAEL YVONN

GRANTEE: KEEN TAMMARA CAROLI

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

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
1	5500	A	TIMBER 2	0			0.00	0.00	71.00	AC		1.00	1.00	1.00	445.00	445.00	31,595							
2	5910	A	SWAMP/CYPRES	0			0.00	0.00	33.00	AC		1.00	1.00	1.00	40.00	40.00	1,320							
3	5997	A	RIVERS/BAYS/	0			0.00	0.00	373.50	AC		1.00	1.00	1.00	25.00	25.00	9,338							
4	5600	A	TIMBER 3	0			0.00	0.00	21.00	AC		1.00	1.00	1.00	281.00	281.00	5,901							
5	9910	M	MKT.VAL.AG	0			0.00	0.00	498.50	AC		1.00	1.00	1.00	936.00	936.00	466,596							

REVIEW DATE 08/03/2015 BY DF Total Acres: 498.50 Total Land Value: 48,154 Market: 466,596 Agricultural: 48,154 Common: 0 PRINTED 07/06/2026 BY SYS