BEG NE COR OF SE1/4 OF SE1/4, W
S 813.19 FT, E 1396.56 FT TO E L
RUN N 814.82 FT TO POB.

PORTER E NORMAN/PORTER A LAURA
164 SW COLLINS LN
FORT WHITE, FL 32038

2026

08-6S-16-03800-003

BUILDING CHARACTERISTICS

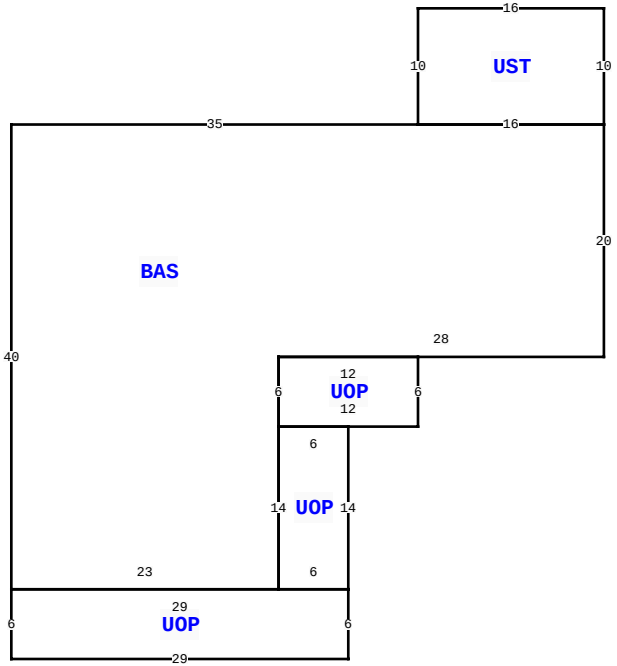
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	8616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,480	100		1,480	14,545
UOP	72	20		14	138
UOP	84	20		17	167
UOP	174	20		35	344
UST	160	45		72	708
TOTALS	1,970			1,618	15,901

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,618	35.1000	39.31	63,604	1905	1905	0	0	40	35.00	25.00

1 SINGLE FAM 0% - 0 Heated Area: 1480 HX Base Yr



866 SW CENTERVILLE AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		179,622
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		182,700
TOTAL MARKET VALUE		193,675
SOH/AGL Deduction		62,719
ASSESSED VALUE		130,956
TOTAL EXEMPTION VALUE	HX HB WR	56,411
BASE TAXABLE VALUE		74,545
TOTAL JUST VALUE		362,322
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		297,352

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W35 S40 UOP= S6 E29 N6 W29$ E23 UOP= E6 N14 W6 S14$ N14
UOP= E12 N6 W12 S6 $ N6 E28 N20 UST= N10 W16 S10 E16$W16$.

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	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	25.10	AC		1.00	1.00	1.00	281.00	281.00	7,053							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	25.10	AC		1.00	1.00	1.00	7,000.00	7,000.00	175,700							

REVIEW DATE 05/07/2026 BY AJ Total Acres: 26.10 Total Land Value: 14,053 Market: 175,700 Agricultural: 7,053 Common: 7,000 PRINTED 06/23/2026 BY SYS

BEG NE COR OF SE1/4 OF SE1/4, W
S 813.19 FT, E 1396.56 FT TO E L
RUN N 814.82 FT TO POB.

PORTER E NORMAN/PORTER A LAURA
164 SW COLLINS LN
FORT WHITE, FL 32038

2026

08-6S-16-03800-003

BUILDING CHARACTERISTICS

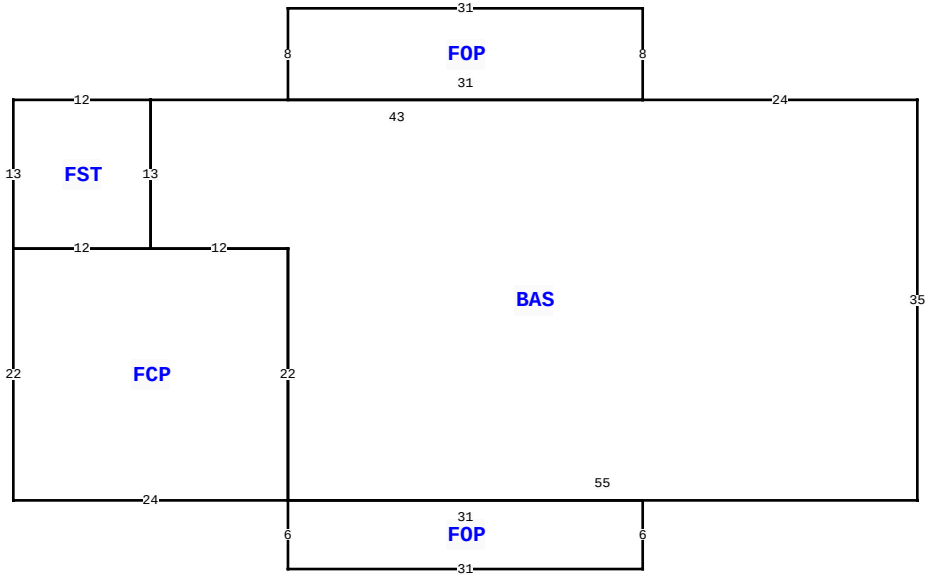
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	8616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,081	100		2,081	140,265
FCP	528	25		132	8,897
FOP	186	30		56	3,775
FOP	248	30		74	4,988
FST	156	55		86	5,796
TOTALS	3,199			2,429	163,721

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,429	109.4160	122.55	297,674	1989	1989	0	0	10	35.00	55.00

2 SINGLE FAM 100% - 0 Heated Area: 2081 HX Base Yr



866 SW CENTERVILLE AVE, FORT WHITE

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
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 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		179,622
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		182,700
TOTAL MARKET VALUE		193,675
SOH/AGL Deduction		62,719
ASSESSED VALUE		130,956
TOTAL EXEMPTION VALUE	HX HB WR	56,411
BASE TAXABLE VALUE		74,545
TOTAL JUST VALUE		362,322
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		297,352

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 FOP= N8 W31 S8 E31$ W43 FST= W12 S13 E12 N13$ S13 FCP= W12 S22 E24 N22 W12$ E12S22 FOP= S6 E31 N6 W31$ E55 N35$.

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 05/07/2026 BY AJ Total Acres: 26.10 Total Land Value: 14,053 Market: 175,700 Agricultural: 7,053 Common: 7,000 PRINTED 06/23/2026 BY SYS