N1/2 OF NW1/4 OF NW1/4 & THAT PART OF S1/2 OF SW1/4 OF SW1/4 IN SEC 5 AS LIES S & E OF

NEWTON LILA GORDON ET AL
10895 SW TUSTENUGGEE AVE
FORT WHITE, FL 32038

**2027**

**08-6S-17-09625-002**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |
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| | | | |
|---|---|---|---|
| DOR CODE | 6200 | PASTURE CLS33 | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 8617.00 | 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 | 05/07/2026 MLU |
| 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 | 8,500 |
| TOTAL LAND VALUE - MARKET | 173,070 |
| TOTAL MARKET VALUE | 13,884 |
| SOH/AGL Deduction | 851 |
| ASSESSED VALUE | 13,033 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 13,033 |
| TOTAL JUST VALUE | 181,570 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 181,570 |

XFOB:1:1: SPIRIT MH (PER PROP CARD-NO RP FORM)

BLDG:1:1: SPIRIT MH

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |
| | | | |
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## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| | | | | | | |
| | | | | | | |
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## 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 | 0285 | SALVAGE | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 1,500 | |
| 2 | 9945 | Well/Sept | 0 | 0 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| | | | | | | | | | | | | | | | | | |
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## LAND DESCRIPTION

TOTAL OB/XF 8,500

| 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 | 6200 | A | PASTURE 3 | 0 | | A-1 | 0.00 | 0.00 | 19.23 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 5,384 | | | | | | | |
| 2 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 19.23 | AC | | 1.00 | 1.00 | 1.00 | 9,000.00 | 9,000.00 | 173,070 | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | |
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REVIEW DATE 10/05/2017 BY DF Total Acres: 19.23 Total Land Value: 5,384 Market: 173,070 Agricultural: 5,384 Common: 0 PRINTED 11/16/2026 BY SYS