

LOT 51 CARDINAL FARMS UNREC: COM
11 & RUN W 5311.34 FT TO SW COR,
FT, W 60.18 FT TO POB, W 549.33

BRYAN H D/BRYAN J V
P O BOX 256
HIGH SPRINGS, FL 32655-0256

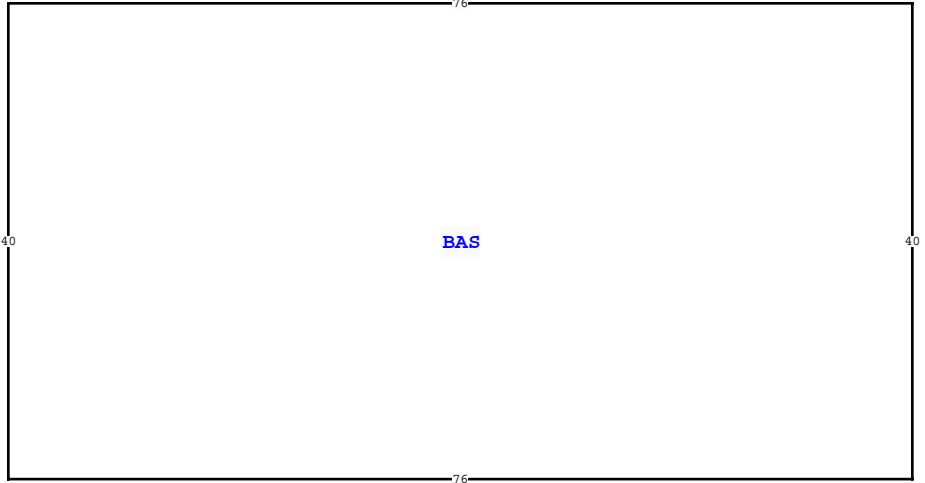
2026

10-6S-16-03815-151



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	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
Architectual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11616.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,040	100	
TOTALS	3,040		269,247

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	MANUF	1	100% - 2021		328,350	2016	2016	0	0	18.00	82.00	Heated Area: 3040 HX Base Yr 2021	



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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			269,247
TOTAL MARKET OB/XF VALUE			13,946
TOTAL LAND VALUE - MARKET			110,110
TOTAL MARKET VALUE			296,823
SOH/AGL Deduction			179,007
ASSESSED VALUE			117,816
TOTAL EXEMPTION VALUE	HX HB SX		101,411
BASE TAXABLE VALUE			16,405
TOTAL JUST VALUE			393,303
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			384,855

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34210	M H	533	07/05/2016
22389	SFR	1,235	10/15/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1325/2333	7/01/2016	QC	U	I	11	100
GRANTOR: B & B ENTERPRISING PR						
GRANTEE: H BRYAN						
1380/1418	5/13/2016	TR	U	I	11	100
GRANTOR: H D BRYAN & J V BRYAN						
GRANTEE: H D BRYAN & J V BRY						

EXTRA FEATURES																
L N	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	0166	CONC, PAVMT	0	100	0	0	0	2,873.00	2.00	100	2005	2005	3	100	5,746	
2	0190	FPLC PF	0	100	0	0	0	1.00	1,200.00	100	2016	2016	3	100	1,200	
3	9945	Well/Sept	0	100	0	0	0	1.00	7,000.00	100			3	100	7,000	

TOTAL OB/XF														13,946	
1162 SW SKYLINE LOOP, FORT WHITE															
														05/06/2026	MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W76 S40 E76 N40\$.													

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	1.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,110							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	280.00	280.00	2,520							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,000							