LOT 53 CARDINAL FARMS UNREC:
COMM SE COR OF SEC 11 & RUN
W 5311.34 FT, N 1995.16 FT,

ROBBINS BONNIE M
418 SW HILLTOP TER
FORT WHITE, FL 32038

2027

10-6S-16-03815-153

BUILDING CHARACTERISTICS

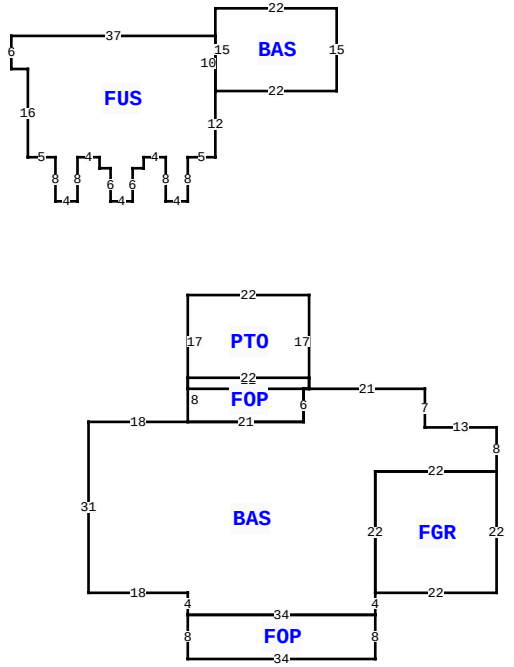
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	32	HARDIE BRD 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	330	100		330	38,248
BAS	2,065	100		2,065	239,340
FGR	484	55		266	30,830
FOP	170	30		51	5,911
FOP	272	30		82	9,504
FUS	870	100		870	100,835
PTO	374	5		19	2,202
TOTALS	4,565			3,683	426,870

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,683	130.0840	143.09	527,000	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2007 Heated Area: 3265 HX Base Yr 2007



418 SW HILLTOP TER, FORT WHITE

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	426,870
TOTAL MARKET OB/XF VALUE	27,200
TOTAL LAND VALUE - MARKET	160,160
TOTAL MARKET VALUE	469,046
SOH/AGL Deduction	131,335
ASSESSED VALUE	337,711
TOTAL EXEMPTION VALUE	HX HB SX WX 106,411
BASE TAXABLE VALUE	231,300
TOTAL JUST VALUE	614,230
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	621,987

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27846	POOL ENCL	30	06/02/2009
27739	POOL	90	04/13/2009
24046	SFR	1,101	01/18/2006
22417	STORAGE	115	10/25/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1419/2405	9/17/2020	LE	U	I	14	0
GRANTOR: BONNIE M ROBBINS (ENH						
GRANTEE: MARK NORMAN ROBBINS						
1178/2500	8/10/2009	WD	Q	V	01	55,000
GRANTOR: SUBRANDY LIMITED PART						
GRANTEE: WILLIAM N & BONNIE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 S31 E18 S4 FOP= S8 E34 N8 W34$ E34 N4 FGR= E22 N22 W22 S22$ N22 E22 N8 W13 N7 W21 PTO= N17 W22 S17 E22$ FOP= N2 W22 S8 E21 N6 E1$ W1 S6 W21$ PTR= N40 FUS= N8 E5 N12 BAS= E22 N15 W22 S15$ N10 W37 S6 E3 S16 E5 S8 E4 N8 E4 S2 E2 S6 E4 N6 E2 N2 E4 S8 E4$S40$.

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	0030	BARN,MT	0	100	25	40	1,000.00	UT	10.00	10.00	100	2005	2005	3	100	10,000	
2	0280	POOL R/CON	0	100	11	20	220.00	UT	70.00	70.00	100	2009	2009	3	61	9,394	
3	0282	POOL ENCL	0	100	22	28	616.00	UT	15.00	15.00	100	2009	2009	3	40	3,696	
4	0166	CONC,PAVMT	0	100	0	0	1,275.00	UT	2.00	2.00	100	2014	2014	3	100	2,550	
5	0260	PAVEMENT-A	0	100	0	0	1,200.00	UT	1.30	1.30	100	2014	2014	3	100	1,560	

LAND DESCRIPTION

TOTAL OB/XF 27,200

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	8,000.00	8,000.00	8,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.02	AC		1.00	1.00	1.00	280.00	280.00	2,526							
3	5500	A	TIMBER 2	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	445.00	445.00	4,450							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	19.02	AC		1.00	1.00	1.00	8,000.00	8,000.00	152,160							

REVIEW DATE 04/30/2026 BY KS Total Acres: 20.02 Total Land Value: 14,976 Market: 152,160 Agricultural: 6,976 Common: 8,000 PRINTED 11/17/2026 BY SYS