S1/2 OF NW1/4 & NE1/4 OF SW1/4 &
388-302, 1477-1099,

TURNER JAMES H ET AL
804 SW JAMES TURNER GLN
FORT WHITE, FL 32038

2027

10-7S-16-04170-000

BUILDING CHARACTERISTICS

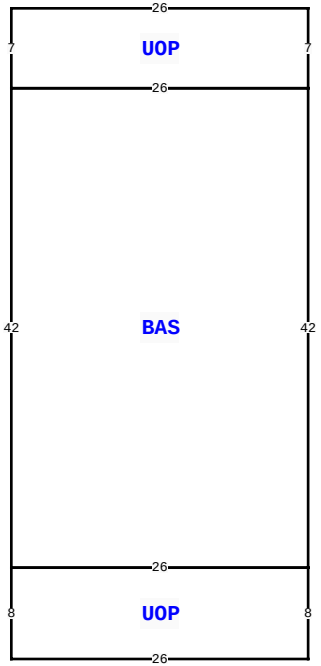
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	10716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,092	100		1,092	25,474
UOP	182	20		36	840
UOP	208	20		42	980
TOTALS	1,482			1,170	27,294

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,170	47.1240	51.84	60,653	1952	1952	0	0	20	35.00	45.00

1 SINGLE FAM 0% - 2025 Heated Area: 1092 HX Base Yr



358 SW JAMES TURNER GLN, FORT WHITE

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	27,294
TOTAL MARKET OB/XF VALUE	6,380
TOTAL LAND VALUE - MARKET	800,000
TOTAL MARKET VALUE	83,194
SOH/AGL Deduction	0
ASSESSED VALUE	83,194
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	83,194
TOTAL JUST VALUE	833,674
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	834,169

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

UOP= N7 W26 S7 E26$ BAS= W26 S42 UOP= S8 E26 N8 W26$ E26 N42$.

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	2010	2010	3	100	100	
2	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	100	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	300	
4	0294	SHED WOOD/	0	0	18	16	288.00	UT	10.00	10.00	100	2015	2015	3	100	2,880	
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 6,380

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	159.00	AC		1.00	1.00	1.00	280.00	280.00	44,520							
2	0100	C	SFR	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	159.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	795,000							

REVIEW DATE 06/30/2026 BY NH Total Acres: 160.00 Total Land Value: 49,520 Market: 795,000 Agricultural: 44,520 Common: 5,000 PRINTED 11/18/2026 BY SYS