



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS											COLUMBIA COUNTY PROPERTY																								
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																							
																	VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,000 TOTAL LAND VALUE - MARKET 65,130 TOTAL MARKET VALUE 72,130 SOH/AGL Deduction 0 ASSESSED VALUE 72,130 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 72,130 TOTAL JUST VALUE 72,130 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 57,100																								
DOR CODE 0000 VACANT																	PERMIT NUM DESCRIPTION AMT ISSUED 15000 M H 125 01/27/1999 7388 M H 60 07/19/1993																								
MAP NUM MKT AREA 02																	SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1544/1297</td> <td>7/14/2025</td> <td>WD Q</td> <td>I</td> <td>01</td> <td></td> <td>90,000</td> </tr> </tbody> </table> GRANTOR: BORST HENRIETTE GRANTEE: NOAH CARL W 1491/2217 5/31/2023 WD Q I 01 65,000 GRANTOR: PEREZ DAVID CARTIER GRANTEE: BORST HENRIETTE											OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1544/1297	7/14/2025	WD Q	I	01		90,000
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																			
1544/1297	7/14/2025	WD Q	I	01		90,000																																			
NEIGHBORHOOD/LOC 12716.020 1.00/																																									
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																				
TOTALS						270 SW BRADENTON WAY, FORT WHITE											BLD DATE LGL DATE XF DATE LAND DATE 05/06/2026 MLU INC DATE AG DATE																								
EXTRA FEATURES																	BUILDING NOTES																								
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	BUILDING DIMENSIONS																									
1	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																											

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0000	C	VAC RES	0		00	0.00	0.00	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							