

COMM SW COR OF SE1/4 OF SE1/4, R
TO N R/W OF A 40 FT CO RD FOR PO
1288.83 FT, E 334.49 FT, S 1270.

FERRIS HEATHER
2812 SW COUNTY ROAD 18
FORT WHITE, FL 32038

2026

13-5S-17-09228-004



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 7,500 TOTAL LAND VALUE - MARKET 107,140 TOTAL MARKET VALUE 114,640 SOH/AGL Deduction 4,607 ASSESSED VALUE 110,033 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 110,033 TOTAL JUST VALUE 114,640 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 100,030																							
																				PERMIT NUM 13721 DESCRIPTION RECONNECT AMT 50 ISSUED 03/04/1998																							
																				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>1516/144</td> <td>5/30/2024</td> <td>PR U</td> <td></td> <td>I</td> <td>19</td> <td>110,000</td> </tr> </tbody> </table> GRANTOR: CANNON L A GRANTEE: FERRIS HEATHER 1250/2636 3/07/2013 QC U V 11 100 GRANTOR: CHRISTIN PATRICIA CAN GRANTEE: L A CANNON (SINGLE)										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1516/144	5/30/2024	PR U		I	19	110,000
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
1516/144	5/30/2024	PR U		I	19	110,000																																					
																				BUILDING NOTES 979 SE ROGERS DR, LULU BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/06/2026 MLU																							
																				BUILDING DIMENSIONS																							
TOTALS 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	0040	BARN, POLE	0 0	0 0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500																													
2	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 7,500																																	
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	0700	C	MISC RES	0		A-1	0.00	0.00	9.74	AC		1.00	1.00	1.00	11,000.00	11,000.00	107,140																										
REVIEW DATE 06/11/2024 BY TP Total Acres: 9.74 Total Land Value: 107,140 Market: 0 Agricultural: 0 Common: 107,140 PRINTED 06/26/2026 BY SYS																																											