COMM SE COR OF NE1/4 OF SW1/4, R
FOR POB, CONT W 1156.39 FT, N 52
1151.62 FT, S 514.71 TO POB (AKA

GONZALEZ ANTONIO/GONZALEZ REBECCA
2170 SW TOMMY LITES ST
FORT WHITE, FL 32038

2026

17-6S-17-09690-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	6200	PASTURE CLS33	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	17617.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

2238 SW TOMMY LITES ST, FORT WHITE

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	117,640
TOTAL MARKET VALUE	10,875
SOH/AGL Deduction	0
ASSESSED VALUE	10,875
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	10,875
TOTAL JUST VALUE	124,640
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	103,880

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19314	M H	125	03/12/2002
19314	M H	125	03/12/2002
18136	M H	125	04/09/2001
17368	M H	125	08/25/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1503/225	11/17/2023	WD	U	I	37	70,000
GRANTOR: AKINS CULBERTH Q						
GRANTEE: GONZALEZ ANTONIO						
1065/0986	11/10/2005	WD	Q	V		135,000
GRANTOR: TOTTEN						
GRANTEE: AKINS						

BUILDING NOTES

BUILDING DIMENSIONS

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	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 7,000

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					13.84	AC		1.00	1.00	1.00	280.00	280.00	3,875							
2	9910	M	MKT.VAL.AG	0					13.84	AC		1.00	1.00	1.00	8,500.00	8,500.00	117,640							

REVIEW DATE 11/30/2023 BY TP Total Acres: 13.84 Total Land Value: 3,875 Market: 117,640 Agricultural: 3,875 Common: 0 PRINTED 05/08/2026 BY SYS