BEG NE COR OF NW1/4 OF SE1/4, RU
272.19 FT, W 335.84 FT, S 459.76
720.09 FT, N 731.80 FT TO POB, E

LITES DAVID HAMILTON/LITES JONATHAN ANDREW
1300 DARBYTON DR
HEWITT, TX 76643

2026

17-6S-17-09693-006

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

1974 SW TOMMY LITES ST, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	105,710
TOTAL MARKET VALUE	2,691
SOH/AGL Deduction	0
ASSESSED VALUE	2,691
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,691
TOTAL JUST VALUE	105,710
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	91,295

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1328/2502	1/10/2017	WD	U	V	11	100
GRANTOR: LARRY T LITES						
GRANTEE: LARRY T, JONATHAN &						
0983/0480	5/08/2003	WD	Q	V	01	100
GRANTOR: HENNIE MAE LITES						
GRANTEE: LARRY T LITES						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	9.61	AC		1.00	1.00	1.00	280.00	280.00	2,691							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.61	AC		1.00	1.00	1.00	11,000.00	11,000.00	105,710							

REVIEW DATE 05/06/2026 BY MLU Total Acres: 9.61 Total Land Value: 2,691 Market: 105,710 Agricultural: 2,691 Common: 0 PRINTED 06/23/2026 BY SYS