

NW1/4 OF NW1/4, EX RD R/W, EX  
5 AC DESC ORB 1396-864.  
416-670,

LITES GARRY J/LITES DEBRA N  
2084 SW TOMMY LITES ST  
FORT WHITE, FL 32038

**2026**

17-6S-17-09694-001  


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									
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 137,040 <b>TOTAL MARKET VALUE</b> 9,593 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 9,593 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 9,593 <b>TOTAL JUST VALUE</b> 137,040 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 137,040											
																				<b>PERMIT NUM</b> DESCRIPTION AMT ISSUED 20352 M H 125 01/24/2003											
																				<b>SALES DATA</b> OFF RECORD TYPE Q V RSN SALE Number DATE INST U I / I CD PRICE											
																				<b>BUILDING NOTES</b>											
																				<b>BUILDING DIMENSIONS</b>											
<b>TOTALS</b> 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 11721 SW TUSTENUGGEE AVE, FORT WHITE BLD DATE LGL DATE XF DATE LAND DATE 03/25/2022 MLU INC DATE AG DATE																															
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															
																	<b>LAND DESCRIPTION</b> L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T 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	34.26	AC	1.00	1.00	1.00	280.00	280.00	9,593															
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	34.26	AC	1.00	1.00	1.00	4,000.00	4,000.00	137,040															
																	<b>REVIEW DATE</b> 03/25/2022 <b>BY</b> MLU Total Acres: 34.26 Total Land Value: 9,593 Market: 137,040 Agricultural: 9,593 Common: 0 <b>PRINTED 03/24/2026 BY SYS</b>														