LOT 13 ICHETUCKNEE MEADOWS S/D.
ORB 439-547, 685-803, 829-1395,

JACKSON PHILIP R
384 SW FREEDOM CT
FT WHITE, FL 32038

2027

18-6S-16-03865-013

BUILDING CHARACTERISTICS

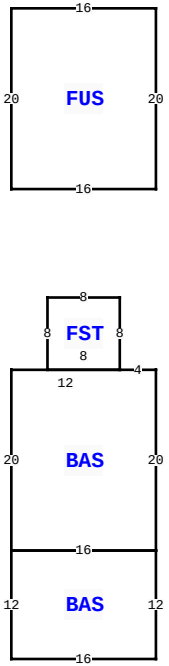
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	03	CONC FINSH 50
Interior Floo	08	SHT VINYL 50
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		1 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC		18616.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	192	100		192	8,299
BAS	320	100		320	13,832
FST	64	55		35	1,513
FUS	320	100		320	13,832
TOTALS	896			867	37,476

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	867	60.4500	66.50	57,656	1997	1997	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2026 Heated Area: 832 HX Base Yr 2026



384 SW FREEDOM CT, FORT WHITE

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

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	0294	SHED WOOD/	0	100	8	10	80.00	UT	7.50	7.50	50	1997	1997	3	50	300	
2	0251	LEAN TO W/	0	100	10	16	160.00	UT	3.00	3.00	50	1997	1997	3	50	240	
3	0166	CONC,PAVMT	0	100	10	16	160.00	UT	3.00	3.00	100	2008	2008	3	100	480	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		37,476
TOTAL MARKET OB/XF VALUE		1,020
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		103,496
SOH/AGL Deduction		69,472
ASSESSED VALUE		34,024
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		9,024
TOTAL JUST VALUE		103,496
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		104,172

SALE:3:1: EXCHANGE OF PROPERTIES /LOT 30/

SALE:2:1: ONE IN THE SAME

LAND:1:1: 5.02 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12881	SFR	145	08/12/1997
12152	GARAGE	50	02/13/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1271/1032	3/19/2014	WD	Q	I	01	49,900
GRANTOR: KAREN L CALDWELL						
GRANTEE: PHILIP R JACKSON						
1235/2520	6/04/2012	QC	U	I	11	100
GRANTOR: T MICHAEL EDWARDS						
GRANTEE: KAREN L CALDWELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W4 FST= N8 W8 S8 E8 $ W12 S20 BAS= S12 E16 N12 W16$ E16 N20$ PTR= N20 FUS= N20 W16 S20 E16$ S20$.

LAND DESCRIPTION

TOTAL OB/XF 1,020

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	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 06/02/2015 BY TW Total Acres: 5.01 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS